# Public Notices

**PAGES 33-40** 

**DECEMBER 28, 2018 - JANUARY 3, 2019** 

# POLK COUNTY LEGAL NOTICES

#### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that STEVEN L PETERSEN, owner, desiring to engage in business under the fictitious name of ALLIED WEALTH ADVISORS located at 1910 LAKELAND HILLS BLVD, LAKELAND, FL 33805 in 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.

December 28, 2018 18-02311K

#### FIRST INSERTION

#### **Towne Park Community** Development District Notice of Board of Supervisors' Meeting

The Board of Supervisors of the Towne Park Community Development District ("Board") will hold a meeting on Thursday, January 10, 2019 at 11:00 a.m. at the offices of Highland Homes located at 3020 S. Florida Ave. Suite 101, Lakeland, Florida 33803. The meeting is open to the public and will be conducted in accordance with provision of Florida Law related to Special Districts. The meeting may be continued in progress without additional notice to a time, date and location stated on the record.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, Fishkind & Associates, Inc., located at 12051 Corporate Blvd., Orlando 32817, (407) 382-3256, during normal business hours.

There may be occasions when staff or other individuals may participate by speaker telephone.

Any person requiring special accommodations at these meetings because of a disability or physical impairment should contact the District Office at  $\left(407\right)382\text{-}3256$  at least forty-eight  $\left(48\right)$ hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the Dis-

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jane Gaarlandt December 28, 2018

#### FIRST INSERTION

#### **Davenport Road South Community** Development District Notice of Board of Supervisors' Meeting

The Board of Supervisors of the Davenport Road South Community Development District will hold a meeting on Thursday, January 10, 2019 at 9:30 a.m. at the Offices of Cassidy Homes, 346 East Central Ave., Winter Haven, Florida 33880. The meeting is open to the public and will be conducted in accordance with provision of Florida Law related to Special Districts. The meeting may be continued to a date, time, and place to be specified on the record at the meetings.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, Fishkind & Associates, Inc., located at 12051 Corporate Blvd., Orlando 32817, (407) 382-3256, during normal business hours

There may be occasions when staff or other individuals may participate by speaker telephone.

Any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Office at (407) 382-3256 at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jane Gaarlandt District Manager December 28, 2018



#### FIRST INSERTION

#### **Lakeside Preserve Community Development District** Notice of Board of Supervisors' Meeting The Board of Supervisors of the Lake-

side Preserve Community Development District ("Board") will hold a meeting on Thursday, January 10, 2019 at 11:30 a.m. at the offices of Highland Homes located at 3020 S. Florida Ave. Suite 101, Lakeland, Florida 33803. The meeting is open to the public and will be conducted in accordance with provision of Florida Law related to Special Districts. The meeting may be continued in progress without additional notice to a time, date and location stated on the record.

A copy of the agenda for the meeting may be obtained at the offices of the District Manager, Fishkind & Associates, Inc., located at 12051 Corporate Blvd., Orlando 32817, (407) 382-3256, during normal business hours.

There may be occasions when staff or other individuals may participate by speaker telephone.

Any person requiring special accommodations at these meetings because of a disability or physical impairment should contact the District Office at (407) 382-3256 at least forty-eight (48)hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770, for aid in contacting the District Office.

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Jane Gaarlandt District Manager December 28, 2018 18-02312K

#### FIRST INSERTION

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

GENERAL JURISDICTION DIVISION CASE NO. 53-2017-CA-000299

HOME POINT FINANCIAL CORPORATION; JOSEPH J. PAUL II, ET.AL;

**Defendants** NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated November 14, 2018, in the above-M. Butterfield will sell to the highest and best bidder for cash at http://www. polk.realforeclose.com, on January 14, 2019 at 10:00 am the following de-

scribed property: LOT 42, HILLS OF LAKE EL-BERT UNIT NO. 1, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 44, PAGE(S) 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1504 AVE-NUE E. NE, WINTER HAVEN, FL 33881

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 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 at (863) 534-4686(863) 534-4686 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice im-

WITNESS my hand on December 20, 2018.

Derek Raymond Cournoyer Bar #1002218 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 Service FL 2@mlg-default law.com16-18529-FC Dec. 28, 2018; Jan. 4, 2019

December 28, 2018 18-02316K

#### FIRST INSERTION

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

FLORIDA CASE NO.: 2018-CA-002250 PENNYMAC LOAN SERVICES,

Plaintiff, v. DYLAN D. PRATT, et al.,

Defendants. NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on January 30, 2019, at 10:00 a.m. EST, via the online auction site at www.polk. realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in

Polk County, Florida, to wit: LOT 19, OF POYNER OAKS, AN UNRECORDED SUBDIVISION, BEING MORE PARTICULARLY DESCRIBED AS: COMMENCE AT THE SOUTHEAST CORNER OF SECTION 13, TOWNSHIP 25 SOUTH, RANGE 24 EAST POLK COUNTY, FLORIDA AND RUN S 89°46'18" E ALONG THE EASTERLY EXTENSION OF THE SOUTH BOUNDARY OF SAID SECTION 13, 314.12 FEET; RUN THENCE N 20°42'27" W 1386.83 FEET; RUN THENCE N 89°45'42" W 454.65 FEET TO THE POINT OF BEGINNING; RUN THENCE S 0°24'44" W 425.00 FEET; RUN THENCE N 89°45'42" W 100.00 FEET; THENCE N 0°24'44" E 425.00 FEET TO THE RIGHT OF WAY OF POYNER ROAD: RUN THENCE S 89°45'42" E ALONG SAID RIGHT OF WAY 100.00 FEET TO THE POINT OF BE-

Property Address: 5340 Poyner

Oaks Road North, Polk City, FL 33868

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

SUBMITTED on this 20th day of December, 2018. SIROTE & PERMUTT, P.C. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Sirote & Permutt, P.C. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Toll Free: (800) 826-1699 Facsimile: (850) 462-1599 Dec. 28, 2018; Jan. 4, 2019

18-02318K

# 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. 2016CA001950000000 US BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-CB 9,

MARY L. HARRIS A/K/A MARY HARRIS, et al. Defendant(s).

Plaintiff, vs.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 18, 2018, and entered in 2016CA001950000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein US BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR C-BASS MORTGAGE LOAN AS-SET-BACKED CERTIFICATES, SE-RIES 2006-CB9 is the Plaintiff and UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTER-EST BY, THROUGH, UNDER OR AGAINST MARY L. HARRIS A/K/A MARY HARRIS, DECEASED; HARRIS-JACKSON are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash www.polk.realforeclose.com, 10:00 AM, on February 15, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 68, LAKE DEESON ES-TATES, UNRECORDED: COM-MENCE AT THE SW CORNER OF THE NE 1/4 OF THE NE 1/4 OF SECTION 29, TOWN-SHIP 27 SOUTH, RANGE 24 EAST, POLK COUNTY, FLOR-IDA, AND DEFLECT 76° 48 30" RIGHT FROM THE WEST BOUNDARY THEREOF: RUN THENCE NORTHEASTERLY 51.35 FEET TO THE POINT OF

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that AN-GEL & ANGEL FOOD SERVICES

LLC, owner, desiring to engage in business under the fictitious name

of ZARZA RESTAURANT LATIN

FOOD AND GRILL located at 1232

EVERGREEN PARK CIR, LAKE-

LAND, FL 33813 in POLK County

intends to register the said name

with the Division of Corporations,

Florida Department of State, pursu-

ant to section 865.09 of the Florida

18-02323K

BEGINNING; THENCE DE-FLECT 76° 48' 30" LEFT AND RUN NORTHERLY 145 FEET; THENCE DEFLECT 76° 48' 30" RIGHT AND RUN NORTH-EASTERLY 108.00 FEET; THENCE DEFLECT 103° 11' 30" RIGHT AND RUN SOUTH-ERLY 145 FEET; THENCE DEEFLECT 76° 48' 30" RIGHT AND RUN SOUTHWESTERLY 108 FEET TO THE POINT OF BEGINNING.

Property Address: 1803 LAKE DEESON DR, LAKELAND, FL 33805

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

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, 255 N. Broadway Avenue, Bartow. Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 19 day of December, 2018.

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 16-014204 - MaS Dec. 28, 2018; Jan. 4, 2019

18-02310K

#### FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 53-2010-CA-002648 WELLS FARGO BANK, N.A.,

Plaintiff, v.
PETER J WALSH, et al.,

Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Reforeclosure entered on December 7, 2018 and entered in Case No. 2010-CA-002648 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JILL A. WALSH, PETER WALSH, SAM MORNTON, UNKNOWN SPOUSE OF SAM MOR-TON, RICHARD BYRD, UNKNOWN SPOUSE OF RICHARD BYRD and DISCOVER BANK are the Defendant. The Clerk of the Court, Stacy M. Butterfield, will sell to the highest bidder for cash at www.polk.realforeclose.com on January 22, 2019 at 10:00 AM, the following described real property as set forth in said Final Judgment, to wit: LOTS 3, 4 AND 5, BLOCK 3,

GREY MOSS MANOR, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 33, PAGE 43, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

AND

THAT PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE NORTH-WEST QUARTER OF SEC-TION 29, TOWNSHIP 27 SOUTH, RANGE 24 EAST, DESCRIBED AS: BEGIN AT THE NORTHWEST CORNER OF LOT 5, BLOCK 3 OF GREY MOSS MANOR, ACCORDING TO THE PLAT THEREOF RE-CORDED IN PLAT BOOK 33, PAGE 43, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. RUN NORTH TO THE NORTH LINE OF SAID SECTION.

THENCE EAST ALONG THE NORTH LINE TO THE POINT NORTH OF THE NORTH-EAST CORNER OF LOT 3, BLOCK 3, OF GREY MOSS MANOR, THENCE SOUTH TO THE NORTHEAST CORNER OF LOT 3, THENCE WEST TO THE POINT OF BEGINNING LESS THE NORTH 550 FEET

and commonly known as 5312 Wood Circle E, Lakeland, FL

33805 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 60DAYS AFTER THE SALE.

IMPORTANT

If you are a person with a disability who needs any accommodation in or-der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notifi-cation if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

WITNESS my hand and the seal of the court on December 20, 2018. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 3050 Biscavne Boulevard - Suite 402 Miami, FL 33137 Telephone: (305) 501.2808 Facsimile: (954) 780.5578 By: /s/ Tara L. Rosenfeld Chase A. Berger, Esq. Florida Bar No.: 083794 Tara L. Rosenfeld, Esq. Florida Bar No. 0059454 fcpleadings@ghidottiberger.com Dec. 28, 2018; Jan. 4, 2019

18-02309K

## FIRST INSERTION

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

CASE NO. 2018CA001407000000

MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ESTATE OF BERNADETTE HILL, DECEASED; THE UNKNOWN HEIRS AND DEVISEES OF THE ESTATE OF BERNADETTE E.  ${\bf HILL, DECEASED; SCOTT\, H}$ LANGSTON, AS SUCCESSOR PERSONAL REPRESENTATIVE OF THE ESTATE OF BERNADETTE E. HILL, DECEASED: THE UNKNOWN HEIRS AND DEVISEES OF THE ESTATE OF BRIAN FRANCIS HILL. DECEASED; THE UNKNOWN HEIRS AND DEVISEES OF THE ESTATE OF JOSEPH ROBERT HILL, DECEASED; THOMAS B HILL; KEVIN G HILL; BRIDGET HILL: CATLIN HILL: JENNA HILL; MARY REID HILL; ERICA HILL N/K/A ERICA JAMES; DANIEL C VOGEL: DEBORAH KAY VOGEL; UNKNOWN TENANT 1; UNKNOWN TENANT 2: UNITED STATES OF AMERICA

Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 07, 2018, and the Order Rescheduling Foreclosure Sale, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County Florida described as: THE NORTH 4 FEET OF LOT

DEPARTMENT OF HOUSING AND

URBAN DEVELOPMENT

38 AND ALL OF LOTS 39 AND 40 IN BLOCK 9 OF AVON VIL-

LA, LESS THE WEST 5 FEET THEREOF, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 2, OF THE PUBLIC RECORDS OF POLK COUNTY,

FLORIDA.

a/k/a 4625 DEVON AVE, LAKE-LAND, FL 33813-2053 at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on January 10, 2019 beginning at 10:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 19th day of December, 2018. eXL Legal, PLLC Designated Email Address: efiling@exllegal.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 100000921

Dec. 28, 2018; Jan. 4, 2019 18-02308K

#### FIRST INSERTION

NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION

File No. 532018CP0029380000XX IN RE: ESTATE OF ISOLENE KEY a/k/a WILLIAMS

TO: Viola Sheppard (Address Unknown) Beverly Davis (Address Unknown) YOU ARE NOTIFIED that a Peti-

tion for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address is: Scott R. Bugay, Law Offices of Scott R. Bugay, P.A., 290 N.W. 165th Street, Suite P-600, Miami, Florida 33169 on or before thirty (30) days from the date of this publication, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dec. 28, 2018; Jan. 4, 2019

18-02307K

#### FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA

CASE NO.: 2017-CA-001274 OCWEN LOAN SERVICING, LLC, Plaintiff, vs. ANGELA ELLIOTT A/K/A ANGELA

MARIE ELLIOTT A/K/A ANGLA ELLIOTT; et.al., Defendant(s).

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the order of Summary Final Judgment of Foreclosure dated August 21, 2017, and entered in Case No. 2017-CA-001274 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein OCWEN LOAN SERVICING, LLC, is Plaintiff and ANGELA ELLIOTT A/K/A ANGELA MARIE ELLIOTT A/K/A ANGLA ELLIOTT; et.al., are Defendants, the Office of Stacy M. Butterfield, Polk County Clerk of the Court will sell to the highest and best bidder for cash via online auction at www.polk. realforeclose.com at 10:00 A.M. on the 14th day of January 2019, the following described property as set forth in said Summary Final Judgment, to wit:

LOT 118, BLOCK B, GLEN-RIDGE PHASE THREE, AC-CORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 98, PAGE 14, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

BEING THE SAME PROPERTY CONVEYED FROM TERRY ALAN ELLIOTT TO ANGELA ELLIOTT BY DEED RECORD-ED NOVEMBER 05, 2007 IN BOOK 7473, PAGE 1138 IN THE REGISTRAR'S OFFICE OF POLK COUNTY.

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 21 day of Dec, 2018. McCabe, Weisberg & Conway, LLC By: Robert A. McLain, Esq. FBN 0195121 McCabe, Weisberg & Conway, LLC Attorney for Plaintiff 500 S. Australian Avenue, Suite 1000 West Palm Beach, FL 33401 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File Number: 16-401748 Dec. 28, 2018; Jan. 4, 2019

18-02322K

#### FIRST INSERTION

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

CASE NO .: 532018CA003495000000 LAKEVIEW LOAN SERVICING,

Plaintiff, VS. WENDY R. HASKELL; 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 7, 2018 in Civil Case No. 532018CA003495000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, LAKEVIEW LOAN SERVICING, LLC is the Plaintiff, and WENDY R. HASKELL; SCOTT H. HASKELL; 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 PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on January 10, 2019 at 10:00 AM EST the following described real property as set forth in said Final Judgment,

LOTS 6, 7 AND 8 IN BLOCK B OF MONEYTREE RANCH-ETTES SUBDIVISION, PHASE

ONE. ACCORDING TO THE MAP OR PLAT THEREOF RE-CORDED IN PLAT BOOK 72, PAGE 35, 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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 20 day of Dec, 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: Michelle Lewis, Esq. FBN: 70922 Primary E-Mail: ServiceMail@aldridgepite.com 1184-830B Dec. 28, 2018; Jan. 4, 2019

18-02317K

### FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA CASE NO. 532018CA001531000000 WELLS FARGO BANK, N.A.

THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ROBERT L CANTO A/K/A ROBERT LOUIS CANTO, SR., DECEASED; ROBERT L. CANTO, JR.; ANNETTE LENORE CANTO; UNKNOWN TENANT 1; UNKNOWN TENANT 2; CHERRY LANE ESTATES PROPERTY OWNERS' ASSOCIATION, INC.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 07, 2018, this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

Defendants.

LOT 29, CHERRY LANE ES-TATES PHASE TWO, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 99, PAGE 1, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIX-TURE AND APPURTENANCE THERETO, DESCRIBED AS: A 2005 FLEETWOOD MANU-FACTURED HOME BEARING IDENTIFICATION NUMBERS GAFL575A76781AV21

GAFL575B76781AV21 TITLE NUMBERS 94614202 AND 94614307.

a/k/a 5764 CHERRY TREE DR, LAKELAND, FL 33811-2367

at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on January 14, 2019 beginning at 10:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686. at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 20th day of December, 2018. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: DAVID L. REIDER FBN# 95719 1000001099 Dec. 28, 2018; Jan. 4, 2019

18-02315K

FIRST INSERTION

POLK COUNTY

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

CASE NO. 2018CA001270000000 DEUTSCHE BANK NATIONAL TRUST COMPANY, SOLELY AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES,

**SERIES 2005-6,** Plaintiff, vs.
JEFFREY THOMAS SMITH A/K/A

JEFFREY SMITH A/K/A J.T. SMITH, et al.

Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 13, 2018, and entered in Case No. 2018CA001270000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. DEUTSCHE BANK NATIONAL TRUST COMPANY, SOLELY AS TRUSTEE FOR HARBORVIEW MORTGAGE LOAN TRUST MORTGAGE LOAN PASS-THROUGH CERTIFICATES, SERIES 2005-6, is Plaintiff and JEFFREY THOMAS SMITH A/K/A JEFFREY SMITH A/K/A J.T. SMITH; UNKNOWN SPOUSE OF JEFFREY THOMAS SMITH A/K/A JEFFREY SMITH A/K/A J.T. SMITH: BAHAMA BAY CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF SUBJECT PROPERTY; are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www.polk. realforeclose.com, at 10:00 a.m., on the 29TH day of JANUARY, 2019, the following described property as set

forth in said Final Judgment, to wit: UNIT NO. 20203, BAHAMA BAY PHASE 20, A CONDO-MINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 5169, PAGE 1306, AND ALL EXHIBITS AND AMENDMENTS THERE-OF, AND AS RECORDED IN CONDOMINIUM PLAT BOOK 15. PAGE 40. PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. VAN NESS LAW FIRM, PLC

1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031

PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Tammi Calderone Tammi M. Calderone, Esq. Florida Bar #: 84926 Email: TCalderone@vanlawfl.com OC11275-18/tro

Dec. 28, 2018; Jan. 4, 2019

18-02321K

#### FIRST INSERTION

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

FLORIDA CIRCUIT CIVIL DIVISION CASE NO.: 2018CA000025000000 U.S. BANK, N.A. AS TRUSTEE ON BEHALF OF MANUFACTURED HOUSING CONTRACT SENIOR/ SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 2000-3 Plaintiff(s), vs.

DAPHENE J. MINOR AKA DAPHENE J. HUGES; THE UNKNOWN SPOUSE OF DAPHENE J. MINOR AKA DAPHENE HUGHES: RICKY RAY HUGHES, Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on 10th day of December, 2018, in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 14th day of January, 2019 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 331, Country View Estates Phase 3A according to the map or plat thereof, recorded in Plat Book 101, Page 31-37, of the Public Records of Polk County, Florida.

Together with that certain 1997 Manufactured Home, I.D. No.: GMHGA1299611926A and GM-HGA1299611926B.

Property address: 7030 Dove Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens, must file a claim within sixty (60) days after the sale.

AMERICANS WITH DISABILI-

TIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN OR-DER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTI-TLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN AS-SISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMIN-ISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BE-FORE THE SCHEDULED APPEAR-ANCE IS LESS THAN 7 DAYS: IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

I HEREBY CERTIFY a true and correct copy of the foregoing has been furnished to all parties on the attached service list by e-Service or by First Class U.S. Mail on this 20th day of December, Respectfully submitted.

PADGETT LAW GROUP HARRISON SMALBACH, ESQ. Florida Bar # 116255 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile)  $attorney @\,padgettlaw group.com$ Attorney for Plaintiff Pursuant to the Fla. R. Jud. Admin.  $2.516, \, \mbox{the above signed counsel}$ for Plaintiff designates attorney@ padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on

Bank N.A vs. Daphene J. Minor TDP File No. 17-003417-1 Dec. 28, 2018; Jan. 4, 2019

18-02319K

#### FIRST INSERTION

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

CASE NO. 2017CA001917000000 THE BANK OF NEW YORK
MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-14CB MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-14CB. Plaintiff, vs.

VIOLA A. RYMER A/K/A VIOLA RYMER, et al. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 21, 2018, and entered in Case No. 2017CA001917000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATE-HOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-14CB MORTGAGE PASS-THROUGH CER-TIFICATES, SERIES 2006-14CB, is Plaintiff and VIOLA A. RYMER A/K/A VIOLA RYMER; ALICE RYMER-MARAGH; UNKNOWN SPOUSE OF ALICE RYMER-MARAGH N/K/A SIMON MARAGH; LAKE THOMAS EIGHTH ADDITION HOMEOWN-ER'S ASSOCIATION. INC: UN-KNOWN TENANT IN POSSESSION OF SUBJECT PROPERTY, are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www.polk.

realforeclose.com, at 10:00 a.m., on the 22ND day of JANUARY, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 39, LAKE THOMAS WOODS EIGHTH ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 111. PAGES 37 AND 38, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110

Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com/s/ Tammi Calderone Tammi M. Calderone, Esq. Florida Bar #: 84926 Email: TCalderone@vanlawfl.com BF10099-17/tro Dec. 28, 2018; Jan. 4, 2019

18-02326K

#### FIRST INSERTION

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

FLORIDA CIRCUIT CIVIL DIVISION CASE NO .:

532018CA001705000000 WELLS FARGO BANK N.A., NOT IN ITS INDIVIDUAL OR BANKING CAPACITY, BUT SOLELY AS TRUSTEE FOR GREEN TREE 2008-MH1

Plaintiff(s), vs. CHRIS ALLEN WEEKS; MELISSA ANN WEEKS: MALLARD DEVELOPMENT, INC. AKA MALLARD DEVELOPMENT CORPORATION; WELLS FARGO FINANCIAL, LLC FKA WELLS FARGO FINANCIAL, INC. FKA NORWEST FINANCIAL INC., Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on 11th day of December, 2018, in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 25th day of January, 2019 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 98, Highlands West, according to the plat thereof as recorded in Plat Book 72, Page 29, Public Recording of Polk County,

Together with a 1984 Fleetwood Greenhill, 24 x 48, mobile home with Vehicle Identification No.s: FLFL2AE253205896 and FL-FL2BE253205896.

Property address: 2539 Mc-Gregor Street, Lakeland, FL 33815 Any person claiming an interest in the

surplus from the sale, if any, other than

the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.

AMERICANS WITH DISABILI-

TIES ACT. IF YOU ARE A PER-SON 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, N. BROADWAY AVENUE, BAR-TOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT AP-PEARANCE. OR IMMEDIATELY UPON RECEIVING THIS NOTIFI-CATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IM-PAIRED, CALL 711.

I HEREBY CERTIFY a true and correct copy of the foregoing has been furnished to all parties on the attached service list by e-Service or by First Class U.S. Mail on this 21st day of December, 2018:

Respectfully submitted, PADGETT LAW GROUP HARRISON SMALBACH, ESQ. Florida Bar # 116255  $6267\,\mathrm{Old}$ Water Oak Road, Suite 203Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties. Wells Fargo Bank N.A. vs. Chris Allen

Weeks; Melissa Ann Weeks

TDP File No. 17-010609-1

Dec. 28, 2018; Jan. 4, 2019

#### FIRST INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 2017CA001085000000 LOANDEPOT.COM,LLC D/B/A

Plaintiff, vs. KRISTOPHER DEREK RHEINSMITH, et al. Defendant(s).

IMORTGAGE.

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 10, 2018, and entered in Case No. 2017CA001085000000 of the Circuit Court of the Tenth Judicial Circuit in

and for Polk County, Florida in which loanDepot.com,LLC d/b/a imortgage, is the Plaintiff and Kristopher Derek Rheinsmith, Patricia A. Seifts, Krenson Woods Homeowners Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/ on online at www.polk.realforeclose. com, Polk County, Florida at 10:00am EST on the 14th day of January, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 115, KRENSON WOODS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 153, PAGE 45, OF THE PUBLIC RECORDS OF A/K/A 5268 KRENSON WOODS

POLK COUNTY, FLORIDA.

WAY, LAKELAND, FL 33813 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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated in Hillsborough County, Flori-

da this 21st day of December, 2018. /s/ Teodora Siderova Teodora Siderova, Esq. FL Bar # 125470 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 17-001755 Dec. 28, 2018; Jan. 4, 2019

18-02324K



# CALL 941-906-9386

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



#### FIRST INSERTION

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

2014-CA-002987-0000-00 MTGLQ INVESTORS, L.P. Plaintiff, v. LISA MATLOCK; JOHN R. MATLOCK; UNKNOWN PARTY #1 N/K/A TRENTON KENDALL; UNKNOWN PARTY #2 N/K/A OSONDREA KENDALL; AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH. UNDER OR AGAINST THE ABOVE NAMED DEFENDANT(S), WHO (IS/ARE) NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES CLAIM AS HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, SPOUSES, OR OTHER CLAIMANTS; AAA HOUSEBUYERS, LLC, AN INACTIVE FLORIDA LIMITED LIABILITY COMPANY; CREWS LAKE HILLS EAST HOMEOWNERS ASSOCIATION. INC.; DOVE HOLLOW SOUTH HOMEOWNERS ASSOCIATION, INC.: LAKE VIEW INN, LLC. N/K/A MOBILE ADVERTISING

Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 4, 2018, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M.

SOLUTIONS OF POLK COUNTY,

LAKE 6040 33812 FAMILY LAND

LLC. AS TRUSTEE OF CREWS

TRUST

Butterfield, Clerk of the Circuit Court. shall sell the property situated in Polk County, Florida, described as: THAT PART OF LOT 52, W.F.

HALLAM AND COMPANY'S CLUB COLONY TRACT, IN SECTION 14, TOWNSHIP 29 SOUTH, RANGE 24 EAST, AC-CORDING TO PLAT THERE-OF RECORDED IN PLAT BOOK 1, PAGE 102A, PUBLIC RECORDS OF POLK COUN-TY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTH-EAST QUARTER OF SECTION TOWNSHIP 29 SOUTH. RANGE 24 EAST, POLK COUNTY, FLORIDA, AND RUN THENCE ON A BEAR-ING OF NORTH ALONG THE WEST BOUNDARY THEREOF 677.90 FEET TO THE POINT OF BEGINNING; CONTINUE THENCE ON A BEARING OF NORTH 112.67 FEET TO A POINT LYING 537.67 FEET SOUTH OF THE NORTH-WEST CORNER OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, RUN THENCE SOUTH 89 DEGREES 29 MINUTES 57 SECONDS EAST, PARALLEL TO THE NORTH BOUNDARY OF SAID SOUTHWEST QUAR-TER OF THE SOUTHEAST QUARTER A DISTANCE OF 151.0 FEET; RUN THENCE ON A BEARING OF SOUTH 112.59 FEET; RUN THENCE NORTH 89 DEGREES 32 MINUTES 02 SECONDS WEST, PARALLEL TO THE SOUTH BOUNDARY OF SAID SOUTHWEST QUAR-TER OF THE SOUTHEAST QUARTER A DISTANCE OF 151.0 FEET TO THE POINT OF BEGINNING. LESS RIGHT-OF-WAY FOR CREWS LAKE ROAD AND SUBJECT TO A DRAINAGE AND UTIL-ITY EASEMENT OVER THE NORTH 27.66 FEET THERE-

a/k/a 6040 CREWS LAKE RD, LAKELAND, FL 33812

at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on January 17, 2019 beginning at 10:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 21 day of December, 2018. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North. Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: DAVID L. REIDER FBN# 95719

1000001411 Dec. 28, 2018; Jan. 4, 2019

18-02325K

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manateeclerk.com

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charlotte.realforeclose.com

LEE COUNTY:

leeclerk.org

**COLLIER COUNTY:** 

collierclerk.com

HILLSBOROUGH COUNTY:

hillsclerk.com

PASCO COUNTY:

pasco.realforeclose.com PINELLAS COUNTY:

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# **SUBSEQUENT INSERTIONS**

#### SECOND INSERTION

Notice is hereby given that on 1/4/19 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109: 1987 FUQU #FH3610080A & FH3610080B. Last Tenants: Leslie Wilde Jr, Nancy Wilde, All unknown parties, beneficiaries, heirs, successors, and assigns of Leslie Wilder Jr. Sale to be held at Sun Home Services Inc- 911 Westside Ridge Blvd, Auburndale, FL 33823, 813-241-8269. December 21, 28, 2018 18-02296K

# SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2017CA000612000000 WELLS FARGO BANK, N.A., SUCCESSOR BY MERGER TO WACHOVIA MORTGAGE, FSB, F/K/A WORLD SAVINGS BANK,

Plaintiff, v. THOMAS C. MCGILL INDIVIDUALLY AND AS TRUSTEE FOR EMERGO LIVING TRUST; CATHLEEN T. WALKER; UNKNOWN BENEFICIARIES OF THE EMERGO LIVING TRUST; JUDGE T. PHILLIPS, III, TRUSTEE FOR THE OMAHA ST. LAND TRUST; UNKNOWN BENEFICIARIES OF THE OMAHA ST. LAND TRUST; UNKNOWN TENANT 1; UNKNOWN TENANT

#### Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 07, 2018, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 7, SWEDISH HEIGHTS, ACCORDING TO THE MAP OR PLAT THERE OF AS RE-CORDED IN PLAT BOOK 96, PAGE 34, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

 $\rm a/k/a~507~W~OMAHA~ST,~LAKE$ HAMILTON, FL 33851

at public sale, to the highest and best bidder, for cash, online at www.polk. realforeclose.com, on January 10, 2019 beginning at 10:00 AM.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this 14 day of December, 2018. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: DAVID L. REIDER

888170126 December 21, 28, 2018 18-02271K

FBN# 95719

#### SECOND INSERTION

Notice is hereby given that on 1/4/19 at 10:30 am, the following mobile homes will be sold at public auction pursuant to F.S. 715.109: 1989 JACO #CH10214A & CH10214B. Last tenant: Donald H Schramm II. Sale to be held at Realty Systems- Arizona Inc- 4747 SR 33 N. Lakeland, FL 33805, 813-282-6754. December 21, 28, 2018 18-02297K

#### SECOND INSERTION

Notice is hereby given that on 1/4/19 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109: 1990 MARL #N13949. Last Tenants: John Sandova, Geraldine Sandova, all unknown parties, beneficiaries, heirs, successors, and assigns of John Sandova. Sale to be held at NHC-FL 126, LLC- 3700 US Hwy 17/92 N, Davenport, FL 33837, 813-241-8269. December 21, 28, 2018 18-02302K



legal@businessobserverfl.com

#### SECOND INSERTION

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

CASE No. 532017CA004017000000 BANK OF AMERICA, N.A., PLAINTIFF, VS. VICKIE WORKMAN-SMITH, ET

#### DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated December 6, 2018 in the above action, the Polk County Clerk of Court will sell to the highest bidder for cash at Polk, Florida, on January 9, 2019, at 10:00 AM, at www.polk.realforeclose. com for the following described prop-

Begin at the SE corner of Lot 41, Block 2 of LAKEWOOD PARK SUBDIVISION, according to the Plat thereof, as recorded in Plat Book 6, at Page 33, of the Public Records of Polk County, Florida, run thence North along the East line of said Lot 41, 115 feet, run thence West 80 feet, thence Southwesterly to a point 90 feet West of the Southeast corner of said Lot 41 of the South line of said 41, run thence East to the Point of Beginning

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding. you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Tromberg Law Group, P.A. Attorney for Plaintiff 1515 South Federal Highway, Suite 100 Boca Raton, FL 33432 Telephone #: 561-338-4101 Fax #: 561-338-4077 Email:

eservice@tromberglawgroup.com By: Philip Stecco, Esq. FBN 0108384 Our Case #: 17-001824-FNMA-

F\532017CA004017000000\BOA December 21, 28, 2018 18-02268K

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA File No: 2018CP0031090000XX

Division: 14 IN RE: ESTATE OF WALTER LAMAR PERRYMAN a/k/a LAMAR PERRYMAN Decedent.

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

The administration of the Estate of Walter Lamar Perryman a/k/a Lamar Perryman, deceased, whose date of death was July 12, 2017; is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave., Bartow, FL 33830. The name and address 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 de-mands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of the first publication of this Notice is December 21, 2018.

#### **Personal Representative:** Susan Perryman 148 Hickory Hammock Rd.

Lake Wales, FL 33859 Attorney for Personal Representative: Charles S. Sacher, Esq. Florida Bar No. 0961876 Sacher, Martini & Sacher, P.A. 2655 LeJeune Road, Suite 1101 Coral Gables, Florida 33134 Telephone: (305) 448-3900 Email:css@sachmarlaw.com December 21, 28, 2018 18-02266K

#### SECOND INSERTION SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 18CP-3313 IN RE: ESTATE OF Susan Mary Ruth

deceased. The administration of the estate of Susan Mary Ruth, deceased, Case Number 18CP-3313, 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 attornev 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 SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is Dec 21, 2018.

#### **Brent Alan Ruth** Petitioner Address: 7708 Ocali Drive, Lakeland, FL 33810-5100 Aaron Donald Ruth, Petitioner

Address: 4024 Shady Meadow Drive, Plant City, FL 33567. 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 Petitioners December 21, 28, 2018 18-02278K

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 18CP-3327 Division Probate IN RE: ESTATE OF GENE V. FOX Deceased.

The administration of the estate of Gene V. Fox, deceased, whose date of death was June 16, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 Broadway Ave., Bartow, Florida 33830. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 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 SEC-TION 733.702 WILL BE FOREVER BARRED

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

The date of first publication of this notice is December 21, 2018.

#### Personal Representative: Marian V. Fox

2366 Snowy Plover Drive Lakeland, Florida 33810 Attorney for Personal Representative: CAROL J. WALLACE Florida Bar No.: 71059 Elder Law Firm of Clements & Wallace, P.L. 310 East Main Street Lakeland, Florida 33801 Telephone: (863) 687-2287 Fax: (863) 682-7385 Email: cwallace@mclements.com Secondary Email: abaustert@mclements.comDecember 21, 28, 2018 18-02306K

# SECOND INSERTION

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

CASE NO.: 2017CA-002880-0000-00 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. DIANE M. RAMPINO A/K/A DIANE RAMPINO; JOHN

RAMPINO, JR. A/K/A JOHN M. RAMPINO, JR. A/K/A JOHN RAMPINO; ASSOCIATION OF POINCIANA VILLAGES, INC.; AVATAR PROPERTIES, INC. D/B/A SOLIVITA CLUB PLAN; SOLIVITA COMMUNITY ASSOCIATION, INC, S/B/M TO SOLIVITA WEST COMMUNITY ASSOCIATION, INC. F/K/A POINCIANA VILLAGE TEN ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF THE

SUBJECT PROPERTY.

Defendants. NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 4th day of December, 2018, and entered in Case No. 2017CA-002880-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein FED-ERAL NATIONAL MORTGAGE AS-SOCIATION is the Plaintiff and JOHN RAMPINO, JR. A/K/A JOHN M. RAMPINO, JR. A/K/A JOHN RAMPI-NO; ASSOCIATION OF POINCIANA VILLAGES, INC.; AVATAR PROPER-TIES, INC. D/B/A SOLIVITA CLUB PLAN; SOLIVITA COMMUNITY ASSOCIATION, INC. S/B/M TO SO-LIVITA WEST COMMUNITY ASSO-CIATION, INC. F/K/A POINCIANA VILLAGE TEN ASSOCIATION, INC.; UNKNOWN TENANT N/K/A GARY HUTCHINSON; and 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 17th day of January, 2019, the following described property as set forth in said

Final Judgment, to wit: LOT 149, OF SOLIVITA PHASE I, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 112, AT PAGE 1, OF THE PUBLIC RECORDS

OF POLK 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Dated this 13 day of DEC, 2018.

By: Christine Hall, Esq. Bar Number: 103732 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 17-00565

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2018-CA-001787

DIVISION: 11 Nationstar Mortgage LLC d/b/a Mr.

Cooper Plaintiff, -vs. Sherolon Whitaker Thomas a/k/a Sherolon Gaye Thomas a/k/a

Sherolon Whitaker Bowden; Millissa Slade Hilliard a/k/a Millissa S. Hilliard; Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Edward M. Whitaker, Jr. a/k/a Edward McDonald Whitaker Jr. a/k/a Eddie McDonald Whitaker Jr. a/k/a Edward McDonald Whitaker a/k/a Edward M. Whitaker, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Unknown Spouse of Sherolon Whitaker Thomas a/k/a Sherolon Gaye Thomas a/k/a Sherolon Whitaker Bowden; Unknown Spouse of Millissa Slade Hilliard a/k/a Millissa S. Hilliard; Queen's Cove 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. 2018-CA-001787 of the Circuit

Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Sherolon Whitaker Thomas a/k/a Sherolon Gave Thomas a/k/a Sherolon Whitaker Bowden are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on January 17, 2019, the following described property as set forth in said Final Judgment, to-wit:

LOT 4, QUEEN'S COVE, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 89, AT PAGE(S) 49, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRA-TOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BE-FORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFI-CATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IM-PAIRED, 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

18-312358 FC01 CXE December 21, 28, 2018 18-02289K

# **HOW TO PUBLISH YOUR**

LEGAL NOTICE IN THE BUSINESS OBSERVER

December 21, 28, 2018 18-02282K

CALL 941-906-9386

and select the appropriate County name from the menu option OR

e-mail legal@businessobserverfl.com



#### SECOND INSERTION

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

CASE NO.: 53-2018-CA-001947 WELLS FARGO BANK, N.A., Plaintiff, vs. CARMEN S. HUNTER, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 6, 2018, and entered in Case No. 53-2018-CA-001947 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Carmen S. Hunter, Ervin A. Hunter, Squire's Grove Homeowners Association, Inc., United States of America Acting through Secretary of Housing and Urban Development, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 9th day of January, 2019, the following

Final Judgment of Foreclosure: LOT 65, SQUIRE'S GROVE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 137, PAGES 41 THROUGH 43, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

described property as set forth in said

A/K/A 345 SQUIRES GROVE DRIVE, WINTER HAVEN, FL 33880

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are  $\,$ entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance,or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Hillsborough County, FL on the 18th day of December, 2018 /s/ Andrea Allen Andrea Allen, Esq. FL Bar #114757 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CN - 17-021145 December 21, 28, 2018 18-02298K SECOND INSERTION

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

CASE NO.: 2018-CA-002593-0000-00 WATER RIDGE HOMEOWNERS' ASSOCIATION, INC. Plaintiff, vs.

NADEEM A. SIDDIQUI, Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 7, 2018 entered in Civil Case No.: 2018-CA-002593-0000-00 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, wherein WATER RIDGE HOMEOWNERS' ASSOCIATION is Plaintiff and NADEEM A. SIDDIQUI, is the Defendant. The Polk County Clerk of Circuit Court shall sell the property at public sale on January 10, 2019, by electronic sale beginning at 10:00 a.m. Eastern Time on www.polk. realforeclose.com to the highest bidder for cash in accordance with Chapter 45, Florida Statutes, the following described property located in Polk County, Florida, as set forth in said Final Judgment of Foreclosure, to wit:

Lot 329, Water Ridge Subdivision, according to the Plat thereof as recorded in Plat Book 133, Page(s) 24 through 35, as recorded in the Public Records of Polk County,

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 PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVI-SION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRA-TOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BE-FORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFI-CATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IM-PAIRED, CALL 711. HENDRY, STONER, & BROWN, PA.

/D. Kim Radcliffe/ D. Kim Radcliffe Florida Bar No.: 0083135 604 Courtland Street, Suite 326 Orlando, FL 32804 Phone: (407) 843-5880 Fax: (407) 425-7905 E-mail: kradcliffe@lawforflorida.com msoliman@lawforflorida.com

Attorney for Plaintiff

December 21, 28, 2018

#### SECOND INSERTION

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

CASE NO.: 2018CA-003194-0000-00 PENNYMAC LOAN SERVICES, LLC,

Plaintiff, vs. RACHAEL Y. SANTIAGO, et al., Defendants. TO: RACHAEL Y. SANTIAGO

Also Attempted At: 4691 ELON CRES, LAKELAND, FL 33810 3712 Last Known Address: 1107 DOROTHY STREET LAKENLAND, FL 33815

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 2 AND THE EAST 20 FEET OF LOT 3, BLOCK A, HARDIN'S SECOND ADDITION, A SUBDI-VISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 7, PAGE 16, IN THE PUBLIC RECORDS OF POLK COUNT, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Choice Legal Group, P.A., Attorney for Plaintiff, whose address is P.O. BOX 9908, FT. LAUDERDALE, FL 33310-0908 on or before 11-2-18, a date at least thirty (30) days after the first publication of this Notice in the (Please publish in THE BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the com-

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

WITNESS my hand and the seal of this Court this day of 9-26-2018. STACY M. BUTTERFIELD, CPA

As Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk

Choice Legal Group, P.A., Attorney for Plaintiff P.O. BOX 9908 FT. LAUDERDALE, FL 33310-0908 18-01269

December 21, 28, 2018 18-02290K

SECOND INSERTION

POLK COUNTY

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

CASE NO.: 2018CA001070000000 WELLS FARGO BANK, N.A., UNKNOWN HEIRS BENEFICIARIES, DEVISEES,

SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS. CREDITORS, TRUSTEES, AND

ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF MARJORIE B. REED; et al.,

Defendant(s). TO: Clifton Keith Smoak

Last Known Residence: 3001 Anderson Drive, Fort Pierce, FL 34946 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following

property in Polk County, Florida: LOT 8 OF JEN-PHYL VILLAGE UNIT NO. 7, WINTER HAVEN, FLORIDA, AS SHOWN BY MAP OR PLAT THEREOF, RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT IN AND FOR POLK

COUNTY, FLORIDA, IN PLAT

BOOK 42, PAGE 30. 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 January 11, 2019, 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on DEC 05 2018 STACY M. BUTTERFIELD, CPA As Clerk of the Court (SEAL) By: Asuncion Nieves

As Deputy Clerk ALDRIDGE | PITE, LLP Plaintiff's attorney 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 1113-1693B

December 21, 28, 2018 18-02299K

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

SECOND INSERTION

CASE NO.: 2018CA002770000000 ATLANTIC BAY MORTGAGE GROUP, LLC,

Plaintiff, VS. WILLIAM E WILSON; et al., Defendant (s).

TO: Amron Group, Inc., D/B/A Iron Head Steel Erectors Last Known Residence: 2734 Meadow

Wood Drive, Clearwater, FL 33761 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in POLK County, Florida:

LOT 10, HIGHLAND GROVE EAST, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 67, PAGE(S) 11, OF THE PUB-LIC 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 ALDRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before 01/17/2019, 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED on 12/10/18 STACY M. BUTTERFIELD, CPA As Clerk of the Court (SEAL) By: Tamika Joiner As Deputy Clerk

ALDRIDGE | PITE, LLP Plaintiff's attorney 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 1184-756B December 21, 28, 2018 18-02295K SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT IN AND FOR POLK COUNTY FLORIDA

CIVIL DIVISION CASE NO. 17-CA-000455 CROWN INVESTMENT CO INC. Plaintiff, vs.

ESTATE OF MAURICE NEWTON, CHARLOTTE NEWTON, POLK COUNTY PUBLIC SAFETY, DEPARTMENT OF TREASURY FOR THE UNITED STATES, CLERK OF COURT FOR POLK COUNTY and THREE GRAND LLC **Defendants** 

NOTICE IS HEREBY GIVEN that, pursuant to Order of Final Judgment entered in this cause, in the Circuit Court of Polk County, Florida, the Clerk of Court will sell the property situated in Polk County, Florida, described as: LOT 25, BLOCK D, JAN PHYL

VILLAGE UNIT 10, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGES 38, OF POLK COUNTY RECORDS (LEGAL DESCRIPTION) Property Address: 701 TAYLOR BLVD, WINTER HAVEN, FL

at public sale, to the highest and best bidder, for cash, at www.polk. realforeclose.com, at 10:00 a.m. on January 14, 2019.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. Joseph N Perlman, Esquire Attorney for Plaintiff JoePerlmanLawfirm@gmail.com 1101 Belcher Rd S Unit B Largo, Fl 33771 FBN: 376663 Tel: 727-536-2711/ fax 727-536-2714 December 21, 28, 2018 18-02276K

#### SECOND INSERTION

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

CASE NO.:

2014CA-004444-0000-00 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-J1 MORTGAGE PASS-THROUGH CERTIFICATES, **SERIES 2005-J1**,

Plaintiff, VS. JOHN J. PENNACHIO; 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 3, 2018 in Civil Case No. 2014CA-004444-0000-00. of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CER-TIFICATEHOLDERS CWALT, INC. ALTERNATIVE LOAN TRUST 2005-J1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-J1 is the Plaintiff, and JOHN J. PENNA-CHIO; MICHAEL KIREMISTI; MONICA KIREMISTI; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE; CRESCENT LAKE HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC. A/K/A CRES-CENT LAKE HOMEOWNERS AS-SOCIATION, INC.; LEGAL ASSETS, INC.; GARY BOESCH; BRANCH BANKING AND TRUST COMPANY, SUCCESSOR BY MERGER TO COLO-NIAL BANK, N.A., SUCCESSOR BY MERGER TO CITRUS AND CHEMI-CAL BANK; UNKNOWN TENANT IN POSSESSION 1 N/K/A MARIO: UN-KNOWN TENANT IN POSSESSION 2; UNKNOWN SPOUSE OF JOHN J. PENNACHIO: 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 AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-ANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on January 8, 2019 at 10:00 AM EST the following described real property as set forth in said Final Judgment,

LOT 36. CRESCENT LAKE. 2ND ADDITION, ACCORD-ING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 94, PAGES 49 AND 50, PUBLIC RECORDS OF POLK 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.

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less

than 7 days; if you are hearing or voice impaired, call 711. Dated this 18 day of Dec, 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: Michelle Lewis, Esq. FBN: 70922 Primary E-Mail: ServiceMail@aldridgepite.com

1092-9319B December 21, 28, 2018 18-02294K

#### 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.: 2018CA-003111-0000-00 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. HERIBERTO ALVARADO VAZQUEZ; D.R. HORTON, INC; LAKESIDE LANDINGS

HOMEOWNERS ASSOCIATION, INC; UNKNOWN SPOUSE OF HERIBERTO ALVARADO VAZQUEZ; NELLIS JOAN LOPEZ LEON; UNKNOWN SPOUSE OF NELLIS JOAN LOPEZ LEON: UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,

Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 4th day of December, 2018, and entered in Case No. 2018CA-003111-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein FREE-DOM MORTGAGE CORPORATION is the Plaintiff and HERIBERTO AL-VARADO VAZQUEZ; D.R. HORTON, INC; LAKESIDE LANDINGS HO-MEOWNERS ASSOCIATION, INC; NELLIS JOAN LOPEZ LEON; and UNKNOWN TENANT (S) IN POS-SESSION OF THE SUBJECT PROP-ERTY 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 1st day of February, 2019, the following described property

POLK COUNTY, FLORIDA

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 dis-

Dated this 13 day of DEC, 2018. By: Christine Hall, Esq. Bar Number: 103732 Submitted by: Choice Legal Group, P.A. P.O. Box 9908 Fort Lauderdale, FL 33310-0908 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 1-800-441-2438 DESIGNATED PRIMARY E-MAIL R. JUD. ADMIN 2.516eservice@clegal group.com18-01358

LOT(S) 361, LAKESIDE LAND-INGS PHASE ONE, ACCORD-ING TO THE PLAT AS RE-CORDED IN PLAT BOOK 147, PAGES 45 THOUGH 55, OF THE PUBLIC RECORDS OF

18-02287K

ANY PERSON CLAIMING AN IN-

ability 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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiv-ing this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

FOR SERVICE PURSUANT TO FLA. December 21, 28, 2018 18-02281K

#### SECOND INSERTION NOTICE OF SALE

IN THE COUNTY COURT IN AND FOR POLK COUNTY, FLORIDA

CASE NO. 2018CC-2887 GRIFF FOUNTAIN, Plaintiff, v. MARVIN J. HOLLIS, DECEASED, THE ESTATE OF MARVIN J. HOLLIS, DECEASED, THE UNKNOWN HEIRS, DEVISEES, AND/OR ASSIGNS OF MARVIN J. HOLLIS, DECEASED, ROBERT HOLLIS, DAVID HOLLIS. MARY C. SAUNDERS, and KIM S. BARKER,

**Defendants.**NOTICE IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Foreclosure dated December 4, 2018, and entered in the above styled cause, wherein GRIFF FOUNTAIN, is the Plaintiff and MARVIN J. HOL-LIS, DECEASED, THE ESTATE OF MARVIN J. HOLLIS, DECEASED, THE UNKNOWN HEIRS, DEVISEES, AND/OR ASSIGNS OF MARVIN J. HOLLIS, DECEASED, ROBERT HOLLIS, DAVID HOLLIS, MARY C. SAUNDERS, and KIM S. BARKER are the Defendants, Stacy M. Butterfield, as Clerk of the Circuit Court of Polk County, Florida, will sell to the highest and best bidder for cash, in accordance with statutes governing judicial sales, set forth in Chapter 45, Florida Statutes on January 8, 2019, the following described property as set forth in said Final Judgment:

Begin at the Southeast corner of Lot 22, Johnson, Johnson and Edward Subdivision according to the plat therefore recorded in Plat Book 7, Page 26, Public Records of Polk County, Florida, thence run West 110 feet for

point of beginning; thence run North 52 feet, West 110 feet, South 52 feet, and East 110 feet to the point of beginning. Note: This foreclosure is land

only and does not include the mobile home situated thereon. All sales are to be held online, pursuant

to the Administrative Order described above, and upon the date specified Bidding begins at 10:00 AM, Eastern Time, on www.polk. realforeclose.com, in accordance with Chapter 45 of the Florida Statutes. 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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated December 13, 2018. STACY M. BUTTERFIELD, Clerk of the Circuit Court /s/ Christopher Desrochers Christopher Desrochers Christopher A. Desrochers, P.L. 2504 Ave. G NW Winter Haven, FL 33880 (863) 299-8309 Email:cadlawfirm@hotmail.com Fla. Bar #0948977 Counsel for Plaintiff. For the Court. December 21, 28, 2018 18-02283K

#### SECOND INSERTION

to a Summary Final Judgment of Fore-closure entered October 22, 2018 in Civil Case No. 2017CA001172000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and ELLA LOUISE SHEPARDA/K/A and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 22ND day of January, 2019 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 183 AND 1/37 UNDIVID-ED INTEREST IN TRACTS A AND B, ROLLINGLEN PHASE FOUR, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK

85, PAGE 38, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH 1989 PALM MOBILE HOME WITH VIN NUMBERS PH065516A AND PH065516B, TITLE NUMBERS 47033302 AND 47033304.

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. 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 6091663 17-00183-7 December 21, 28, 2018 18-02304K

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

as set forth in said Final Judgment, to

DIVISION  $CASE\,NO.\,2017 CA001172000000$ LAKEVIEW LOAN SERVICING,

Plaintiff, vs.
ELLA LOUISE SHEPARDA/K/A ELLA L. SHEPARD, ET AL.,

#### Defendants.

NOTICE IS HEREBY GIVEN pursuant ELLA L. SHEPARD, ET AL., are Defendants, the Clerk of Court STACY BUT-TERFIELD, CPA, will sell to the highest

#### SECOND INSERTION

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

CASE NO: 2018-CC-004689 VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC., a not-for-profit Florida corporation,

Plaintiff, vs LINDA DILL: UNKNOWN SPOUSE OF LINDA DILL; AND UNKNOWN TENANT(S), Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Polk County, Florida, Stacy Butterfield Clerk of Court, will sell all the property situated in Polk County, Florida described as:

Lot 2, Block E, VILLAGES AT BRIDGEWATER VILLAGE 2, according to the Plat thereof as recorded in Plat Book 139, Pages 44 through 46, inclusive, of the Public Records of Polk County, Florida, and any subsequent amendments to the aforesaid.

Property Address: 2148 Ontario Way, Lakeland, FL 33805 at public sale, to the highest and best bidder, for cash, via the Internet at www.polk.realforeclose.com at 10:00 A.M. on January 10, 2019.

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

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 ENTI-TLED TO ANY REMAINING FUNDS.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

call 711. MANKIN LAW GROUP By BRANDON K MULLIS, ESQ. Attorney for Plaintiff Service@MankinLawGroup.com2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 FBN: 23217 December 21, 28, 2018 18-02272K

#### 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. 2018CA002654000000 OCWEN LOAN SERVICING, LLC, Plaintiff, vs.

MICHAEL G. JOHNSON, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 20, 2018, and entered in 2018CA002654000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein OCWEN LOAN SERVICING, LLC is the Plaintiff and MICHAEL G. JOHNSON; UN-KNOWN SPOUSE OF MICHAEL G. JOHNSON are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. polk.realforeclose.com, at 10:00 AM, on January 18, 2019, the following described property as set forth in said Final Judgment, to wit: LOT 10, LESS THE EAST 20

FEET AND LOT 11, BLOCK A, KELLOGG AND ARMSTRONG FIRST ADDITION TO BEU-LAH HEIGHTS ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7 PAGE 12 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1241 RUBY ST, LAKELAND, FL 33815

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled  $court\ appearance,\ or\ immediately\ upon$ receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 13 day of December, 2018. 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 18-131657 - MaS December 21, 28, 2018 18-02284K

#### SECOND INSERTION

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

CASE NO. 2018CA-000812-0000-00 JOHN E. LAYTON,

Plaintiff, v. MITCHELL C. COLLINS, and AMELIA M. COLLINS,

Defendants. NOTICE IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Foreclosure dated December 6, 2018, and entered in the above styled cause, wherein JOHN E. LAYTON, is the Plaintiff and MITCHELL C. COL-LINS, and AMELIA M. COLLINS are the Defendants, Stacy M. Butterfield, as Clerk of the Circuit Court of Polk County, Florida, will sell to the highest and best bidder for cash, in accordance with statutes governing judicial sales, set forth in Chapter 45, Florida Statutes on January 9, 2019, the following described property as set forth in said Final Judgment:

600, Lake Pierce Fifth Addition, Ranchettes. Phase Two, according to the map or plat thereof, recorded in OR Book 84, Page 28, Public Records of Polk County, Florida. Together with a certain 2010 Palm Harbor doublewide mobile home, bearing VIN Numbers PH0917829AFL and PH0917829BFL.

All sales are to be held online, pursuant to the Administrative Order described above, and upon the date specified above. Bidding begins at 10:00 AM, Eastern Time, on www.polk. realforeclose.com, in accordance with Chapter 45 of the Florida Statutes. 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 disabilities who needs any special 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, Polk County Courthouse, 255 N. Broadway Ave., Bartow, FL 33830, (863) 534-4690 within two (2) working days of your receipt of this notice of sale. If you are hearing or voice impaired, call TDD (800) 534-7777, or Florida Relay Services 711.

Dated December 17, 2018. STACY M. BUTTERFIELD, Clerk of the Circuit Court /s/ Christopher Desrochers Christopher Desrochers Christopher A. Desrochers, P.L. 2504 Ave. G NW Winter Haven, FL 33880 (863) 299-8309 Email:cadlawfirm@hotmail.com Fla. Bar #0948977 Counsel for Plaintiff. For the Court. December 21, 28, 2018 18-02285K

#### SECOND INSERTION

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

CIVIL ACTION CASE NO.: 53-2018-CA-001723 AMERIHOME MORTGAGE COMPANY, LLC,

Plaintiff, vs. GREGORY G. MUELLER, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 6, 2018, and entered in Case No. 53-2018-CA-001723 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which AmeriHome Mortgage Company, LLC, is the Plaintiff and Gregory G. Mueller, Shelley L. Mueller, Cypress Landing Homeowners' Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 9th day of January, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 48, CYPRESS LANDING PHASE THREE AND INTEREST IN LOTS 81 AND 82, KNOWN AS COMMON AREAS AS SHOWN ON MAP OR PLAT, ACCORD-ING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 84, PAGE 5, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

4410 GLENNS LNDG, WINTER HAVEN, FL 33884 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated in Hillsborough County, Florida this 18th day of December, 2018 /s/ Teodora Siderova Teodora Siderova, Esq. FL Bar # 125470 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: servealaw@albertellilaw.com CN - 18-013280 December 21, 28, 2018 18-02303K

#### 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. 2017CA002006000000 U.S. Bank, National Association, as Trustee for Citigroup Mortgage Loan Trust Inc., Asset-Backed Pass-Through Certificates, Series 2006-HE2, Plaintiff, vs.

Sandra E. Vazquez a/k/a Sandra Vazquez, et al.,

Defendants. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 12, 2018, entered in Case No. 2017CA002006000000 of the the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein U.S. Bank, National Association, as Trustee for Citigroup Mortgage Loan Trust Inc., Asset-Backed Pass-Through Certificates, Series 2006-HE2 is the Plaintiff and Sandra E. Vazquez a/k/a Sandra Vazquez; Unknown Spouse of Sandra E. Vazquez a/k/a Sandra Vazquez ; City of Winter Haven, Florida 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 10th day of January, 2019, the following described property as set forth in said Final Judgment, to

THE NORTH 30.00 FEET OF

LOT 4. LESS THE EAST 40.00 FEET THEREOF, AND ALL OF LOT 5, LESS THE EAST 40.00FEET THEREOF OF HAVEN-CREST ADDITION TO WIN-TER HAVEN, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE 34, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 14 day of December, 2018. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 6108 Fax: (954) 618-6954 FLCourtDocs@brock and scott.comBy Giuseppe Cataudella, Esq. Florida Bar No. 88976 Case No. 2017CA002006000000 File # 17-F01734 December 21, 28, 2018 18-02270K

#### 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. 53-2017-CA-000904 NATIONSTAR MORTGAGE LLC, Plaintiff, vs.

MICHAELE, MOSELY A/K/A MICHAEL EUGENE MOSELY, SR. A/K/A MICHAEL E. MOSELY, SR., et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Fore-closure dated October 19, 2018, and entered in 53-2017-CA-000904 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and MICHAEL E. MOSELY A/K/A MICHAEL EUGENE MOSELY, SR. A/K/A MICHAEL E. MOSELY, SR.; STEPHANIE C. MOSELY A/K/A STEPHANIE COLLINS MOSELY N.K.A. STEPHANIE LARKIN; SHERWOOD LAKES HOMEOWN-ERS' ASSOCIATION OF POLK COUNTY, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. polk.realforeclose.com, at 10:00 AM, on January 17, 2019, the following described property as set forth in said

Final Judgment, to wit: LOT 61, OF SHERWOOD LAKES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 93, PAGES 26, 27, 28 AND 29, PUBLIC RE-

CORDS OF POLK COUNTY, FLORIDA.

Property Address: 1951 FAR-RINGTON DR, LAKELAND,

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 13 day of December, 2018. 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 December 21, 28, 2018 18-02264K

# SECOND INSERTION

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

Case #: 2018-CA-002943 DIVISION: 11 JPMorgan Chase Bank, National Association

Frances Burney-Hines a/k/a Frances Hines; Unknown Spouse of Frances Burney-Hines a/k/a Frances Hines; Florida Housing Finance Corporation: State Farm Mutual Automobile Insurance Company; Wildwood 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

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-002943 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JPMorgan Chase Bank, National Association, Plaintiff and Frances Burney-Hines a/k/a Frances Hines are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to

Unknown Parties may claim an interest as Spouse, Heirs, Devisees,

Grantees, or Other Claimants

the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on March 4, 2019, the following described property as set forth in said Final Judgment, to-wit:

LOT 29, WILDWOOD ONE, AC-CORDING TO THE MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 79, PAGES 13 AND 14, OF THE PUBLIC RECORDS OF POLK 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 AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE OR IMMEDIATELY LIPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED 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

18-313815 FC01 CHE December 21, 28, 2018 18-02288K

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

SECOND INSERTION

FLORIDA CASE NO. 2018CA-000372-0000-00

SEC. 07 LANG INVESTMENT COMPANY OF CENTRAL FLORIDA, LLC, A Florida Limited Liability

Company, ESTATE OF CHARLES STEPHEN FOWLER, a/k/a CHARLES S. FOWLER, Deceased. MICHAEL STEPHEN FOWLER, ALICIA BROOKE MEDICI. JASON PAUL FOWLER, CHARISSA ANN LEE, STACY M. BUTTERFIELD, AS

CLERK OF THE COURTS, and POLK COUNTY, Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Uniform Final Judgment of Foreclosure dated December 6, 2018, and entered in the above styled cause, wherein LANG INVESTMENT COMPANY OF CENTRAL FLORIDA. LLC, a Florida Limited Liability Company, is the Plaintiff and ESTATE OF CHARLES STEPHEN FOWLER, a/k/a CHARLES S. FOWLER, Deceased, MICHAEL STEPHEN FOWLER, ALICIA BROOKE MEDICI, JASON PAUL FOWLER, CHARISSA ANN LEE, STACY M. BUTTERFIELD, AS CLERK OF THE COURTS, and POLK COUNTY are the Defendants, Stacy M. Butterfield, as Clerk of the Circuit Court of Polk County, Florida, will sell to the highest and best bidder for cash, in accordance with statutes governing iudicial sales, set forth in Chapter 45, Florida Statutes on January 9, 2019, the following described property as set forth in said Final Judgment:

Lot 20 of Lunn Woods, according to the map or plat thereof, recorded in Plat Book 81, Pages 12 and 13, Public Records of Polk County, Florida. Together with a certain 1987 Crescent Limited doublewide mobile home, bearing VIN #s 14603146A and 14603146B

All sales are to be held online, pursuant to the Administrative Order described above, and upon the date specified above. Bidding begins at 10:00 AM, Eastern Time, on www.polk. realforeclose.com, in accordance with Chapter 45 of the Florida Statutes. 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 disabilities

who needs any special accommodation in order to participate in this proceeding, you are entitled at no cost to you, the provision of certain assistance. Please contact the Office of the Court Administrator, Polk County Courthouse, 255 N. Broadway Ave., Bartow, FL 33830, (863) 534-4690 within two (2) working days of your receipt of this notice of sale. If you are hearing or voice impaired, call TDD (800) 534-7777, or Florida Relay Services 711.

Dated December 17, 2018. STACY M. BUTTERFIELD. Clerk of the Circuit Court /s/ Christopher Desrochers Christopher Desrochers Christopher A. Desrochers, P.L. 2504 Ave. G NW Winter Haven, FL 33880 (863) 299-8309 Email:cadlawfirm@hotmail.com Fla. Bar #0948977 Counsel for Plaintiff.

December 21, 28, 2018 18-02286K

Business

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA CASE No. 2017CA-001753-0000-00 HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE REGISTERED HOLDERS OF NOMURA HOME EQUITY HOME LOAN, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-2, Plaintiff, vs.

WALTER JONES: UNKNOWN SPOUSE OF WALTER JONES: et.

Defendants.

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the Order of Final Judgment of Foreclosure dated November 14, 2018 and entered in Case No. 2017CA-001753-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIA-TION AS TRUSTEE FOR THE REG-ISTERED HOLDERS OF NOMURA HOME EQUITY HOME LOAN, INC. ASSET-BACKED CERTIFICATES, SERIES 2007-2, is Plaintiff and WAL-TER JONES; UNKNOWN SPOUSE OF WALTER JONES: et. al. are Defendants, the Office of Stacy M. Butterfield, Polk County Clerk of the Court will sell to the highest and best bidder for cash via online auction at www.polk. realforeclose.com at 10:00 A.M. on the 12th day of February 2019, the following described property as set forth in said Final Judgment, to wit:

Lot 1, Block 7, Golconda, as per

plat thereof, recorded in Plat Book 8, Page 34, of the Public Records of Polk County, Florida.

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

Dated this 12th day of December, 2018.

McCabe, Weisberg & Conway, LLC By: Cassandra J. Jeffries, Esq. FBN: 802581 McCabe, Weisberg & Conway, LLC Attorney for Plaintiff 500 S. Australian Avenue, Suite 1000 West Palm Beach, FL 33401 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com Matter Number: 17-401868 December 21, 28, 2018 18-02263K

# JBSCRIBE TO THE BUSINESS OBSERVER

Call: (941) 362-4848 or go to: www.businessobserverfl.com

#### SECOND INSERTION

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

FLORIDA CASE NO.: 2015-CA-000325 U.S. BANK TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR SRMOF REO 2011-1 TRUST, Plaintiff, v.

RANDALL C. CALLAHAN AKA RANDALL CALLAHAN, et al., Defendants.

NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on January 25, 2019, at 10:00 a.m. EST, via the online auction site at www. polk.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to

TRACT 12 OF THE UNRECORD-ED PLAT OF THE TRAIL, DE-SCRIBED AS:

THAT PART OF SECTIONS 25 AND 36, TOWNSHIP 28 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, BEING MORE PARTICULARLY DE-SCRIBED AS FOLLOWS: COM-MENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 25 FOR A POINT OF REFERENCE; THENCE RUN NORTH 00 DEG 52 MIN 37 SEC WEST ALONG THE WEST LINE OF THE SAID SOUTHEAST 1/4, A DISTANCE OF 267.70 FEET; THENCE RUN NORTH 89 DEG 07 MIN 23 SEC EAST. PERPENDICULAR TO THE SAID WEST LINE OF THE SOUTHEAST 1/4, A DISTANCE OF 313.03 FEET TO THE POINT OF BEGINNING, FROM THE SAID POINT OF BEGINNING, RUN SOUTH 66 DEG 40 MIN 28 SEC EAST, A DISTANCE OF 1239.77 FEET; THENCE RUN SOUTH 76 DEG 53 MIN 54 SEC EAST, A DISTANCE OF 300.91 FEET; THENCE RUN SOUTH 51 DEG 17 MIN 37 SEC EAST, A DISTANCE OF 235.25 FEET TO AN INTERSECTION WITH A CURVE CONCAVED NORTH-WESTERLY WITH A CENTRAL ANGLE OF 17 DEG 21 MIN 48 SEC AND A RADIUS OF 383.35 FEET; THENCE RUN SOUTH-WESTERLY ALONG THE ARC OF THE SAID CURVE, AN ARC DISTANCE OF 116.17 FEET FOR A CHORD BEARING OF SOUTH 73 DEG 52 MIN 31 SEC WEST AND A CHORD DISTANCE OF 115.73 FEET TO THE END OF THE SAID CURVE: THENCE RUN SOUTH 82 DEG 33 MIN  $25~\mathrm{SEC}$  WEST, A DISTANCE OF

203.69 FEET TO THE BEGIN-NING OF A CURVE CONCAVED SOUTHEASTERLY WITH A CENTRAL ANGLE OF 17 DEG  $15~\mathrm{MIN}~47~\mathrm{SEC}~\mathrm{AND}~\mathrm{A}~\mathrm{RADIUS}$ OF 353.09 FEET; THENCE RUN SOUTHWESTERLY THE ARC OF THE SAID CURVE, AN ARC DISTANCE OF 106.38 FEET FOR A CHORD BEAR-ING OF SOUTH 73 DEG 55 MIN 31 SEC WEST, AND A CHORD DISTANCE OF 105.98 FEET TO THE END OF THE SAID CURVE: THENCE RUN NORTH 38 DEG 14 MIN 24 SEC WEST, A DISTANCE OF 180.79 FEET: THENCE RUN NORTH 75 DEG 52 MIN 52 SEC WEST, A DISTANCE OF 147.56 FEET; THENCE RUN NORTH 56 DEG 54 MIN 02 SEC WEST A DIS-TANCE OF 1128.19 FEET TO THE SAID POINT OF BEGIN-

Property Address: 218 Frenchmans Creek Way, Winter Haven, Florida 33884

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired,

SUBMITTED on this 18th day of December, 2018. SIROTE & PERMUTT, P.C. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Sirote & Permutt, P.C. 1201 S. Orlando Ave, Suite 430

Winter Park, FL 32789 Toll Free: (800) 826-1699 Facsimile: (850) 462-1599 December 21, 28, 2018 18-02291K

# SECOND INSERTION

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

CASE NO.: 2018CA001557000000 JPMORGAN CHASE BANK, N.A. Plaintiff, vs. JOSE ROSA A/K/A JOSE D. ROSA,

et al

Defendants.
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated November 01, 2018, and entered in Case No. 2018CA001557000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein JPMORGAN CHASE BANK, N.A., is Plaintiff, and JOSE ROSA A/K/A JOSE D. ROSA, et al are Defendants, the clerk, Stacev 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 14 day of January, 2019, the following described property as set

Lot 31, MAGNOLIA PRESERVE, according to the map or plat there-of as recorded in Plat Book 135, pages 21 and 22, Public Records of Polk County, Florida.

forth in said Final Judgment, to wit:

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 with-

in 60 days after the sale.

IF YOU ARE A PERSON WITH

A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BE-FORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFI-CATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IM-PAIRED, CALL 711.

Dated: December 19, 2018 Phelan Hallinan Diamond & Jones, PLLC Attorneys for Plaintiff 2001 NW 64th Street Suite 100 Ft. Lauderdale, FL 33309 Tel: 954-462-7000 Fax: 954-462-7001 Service by email: FL.Service@PhelanHallinan.com By: /s/ Heather Griffiths Phelan Hallinan Diamond & Jones, PLLC Heather Griffiths, Esq., Florida Bar No. 0091444 Emilio R. Lenzi, Esq.,

Florida Bar No. 0668273 PH # 88527

December 21, 28, 2018 18-02305K

#### 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.: 2015CA003478000000 1ST ALLIANCE LENDING, LLC, Plaintiff, VS.

DAVID LICHTENSTEIN; et. al., Defendant(s).
NOTICE IS HEREBY GIVEN that

sale will be made pursuant to an Order Resetting Sale entered on November 16, 2018 in Civil Case No. 2015CA003478000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, 1ST ALLIANCE LENDING, LLC is the Plaintiff, and DAVID LICHTEN-STEIN; SARAH LICHTENSTEIN; FLORIDA PINES HOMEOWN-ERS ASSOCIATION, INC; UNITED STATES OF AMERICA DEPART-MENT OF THE TREASURY-INTER-NAL REVENUE SERVICE: ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose. com on January 14, 2019 at 10:00 AM EST the following described real property as set forth in said Final Judgment,

LOT 160, FLORIDA PINES

PHASE I, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 111, PAGES 44 THROUGH 46, IN-CLUSIVE, OF THE PUBLIC RECORDS OF POLK 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. 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, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 17 day of Dec, 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: Michelle Lewis, Esq. FBN: 70922 Primary E-Mail: ServiceMail@aldridgepite.com

December 21, 28, 2018 18-02280K

#### SECOND INSERTION

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

Case No: 2018CA-000901 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE FOR UPLAND MORTGAGE LOAN Plaintiff, vs.

MERCEDES CASTRO CARTER A/K/A MERCEDES L. CARTER A/K/A MERCEDES CARTER A/K/A MERCEDES L. CASTRO CARTER A/K/A MERCEDES L. CASTRO, et al..

Defendants.

Pearline Bonney- Haughton 624 Norfolk Street Mattapan, MA 02126 Roy Hope Alexander 624 Caddy Dr Poinciana, FL 34759 LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN and any unknown heirs, devisees, grantees, creditors and other unknown persons or unknown spouses claiming by, through and under the above-named

known addresses are unknown. YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal

Defendant(s), if deceased or whose last

property described as follows, to wit: LOT 7, BLOCK 60, VILLAGE 3, NEIGHBORHOOD 1, RE-PLAT OF A PORTION OF POINCIANA SUBDIVISION,

ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 58, PAGES 31-38, INCLUSIVE 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 Ryan Glover, Esq., Lender Legal Services, LLC, 201 East Pine Street, Suite 730, Orlando, Florida 32801 and file the original with the Clerk of the abovestyled Court on or before 30 days from the first publication, otherwise a default will be entered against you for the relief demanded in the Complaint.

Default Date 1-21.2019

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 Ser-

WITNESS my hand and seal of the said Court on the 13 day of Dec. 2018.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT
(SEAL) By: Asuncion Nieves Deputy Clerk

Lender Legal Services, LLC 201 East Pine Street, Suite 730 Orlando, Florida 32801

December 21, 28, 2018 18-02300K

#### SECOND INSERTION

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

FLORIDA CASE NO. 2018CA001326000000 U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR THE REGISTERED HOLDERS OF ABFC 2007-WMC1 TRUST ASSET BACKED FUNDING CORPORATION ASSET BACKED CERTIFICATES, SERIES 2007-WMC1, Plaintiff, vs.

ROBERT H. TONEY A/K/A ROBERT HARRY TONEY A/K/A ROBERT H. TONY; SHANNON NICHOLE DURRANCE A/K/A SHANNON N. TONEY A/K/A SHANNON NICHOLE TONEY A/K/A SHANNON N. PARRISH, et al.

**Defendants** 

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 7, 2018, and entered in Case No. 2018CA001326000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. U.S. BANK NATIONAL AS-SOCIATION AS TRUSTEE FOR THE REGISTERED HOLDERS OF ABFC 2007-WMC1 TRUST ASSET BACKED FUNDING CORPORATION ASSET BACKED CERTIFICATES, SERIES 2007-WMC1, is Plaintiff and ROBERT H. TONEY A/K/A ROBERT HARRY TONEY A/K/A ROBERT H. TONY; UNKNOWN SPOUSE OF ROBERT H. TONEY A/K/A ROBERT HARRY TONEY A/K/A ROBERT H. TONY; SHANNON N. TONEY A/K/A SHAN-NON NICHOLE TONEY A/K/A SHANNON NICHOLE PARRISH A/K/A SHANNON NICHOLE DUR-RANCE; UNKNOWN SPOUSE OF SHANNON N. TONEY A/K/A SHAN-NON NICHOLE TONEY A/K/A SHANNON NICHOLE PARRISH

A/K/A SHANNON NICHOLE DUR-RANCE: UNKNOWN TENANT IN POSSESSION OF SUBJECT PROPER-TY, are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash via the Internet at www. polk.realforeclose.com, at 10:00 a.m., on the 10TH day of JANUARY, 2019, the following described property as set forth

in said Final Judgment, to wit:

LOT 20, BLOCK A, KIBLERS
SECOND ADDITIONS, ACCORDING TO THE PLAT
THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 46, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Any person claiming an interest in the

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive,

Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com/s/ Tammi Calderone Tammi M. Calderone, Esq. Florida Bar #: 84926 Email: TCalderone@vanlawfl.com

OC11249-18/ar December 21, 28, 2018 18-02265K

#### SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE No.

2015CA-001166-0000-00 THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE

CERTIFICATES SERIES 2005-RS2, Plaintiff, vs. PAMELA ELAINE JOHNSON A/K/A PAMELA JOHNSON, ET AL.,

PRODUCTS, INC., MORTGAGE

ASSET-BACKED PASS-THROUGH

Defendants. NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated March 7, 2016, and entered in Case No. 2015CA-001166-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON TRUST COMPANY, NA-TIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COM-PANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL AS-SET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-RS2 is Plaintiff and PAMELA ELAINE JOHNSON A/K/A PAMELA JOHNSON, ET AL., are Defendants, the Office of Stacy M. Butterfield, Polk County Clerk of the Court will sell to the highest and best bidder for cash via online auction at www.polk.realforeclose. com at 10:00 A.M. on the 22nd day of January 2019, the following described

property as set forth in said Final Judgment, to wit:

LOT 22 AND 23, BLOCK E, SAMPLE BROTHER'S SUBDI-VISION, HAINES CITY AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 3, PAGE 52, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 705 6th Street North, Haines City, FL 33844

and all fixtures and personal property located therein or thereon, which are included as

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 17 day of DEC, 2018. McCabe, Weisberg & Conway, LLC By: Robert A. McLain, Esq. FBN 0195121 McCabe, Weisberg & Conway, LLC Attorney for Plaintiff 500 S. Australian Avenue, Suite 1000 West Palm Beach, FL 33401 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com Matter Number: 14-400566 December 21, 28, 2018 18-02277K SECOND INSERTION

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

2018CA-001638-0000-00 SECTION NO. 07 MIDFLORIDA CREDIT UNION F/K/A MIDFLORIDA FEDERAL CREDIT UNION, Plaintiff, v.

EDWIN ZAYAS; DIANA D. RAMOS GUERRA: TENANT #1: TENANT #2; AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS 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,

Defendants. NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment entered in this case in the Circuit Court of Polk County, Florida, and pursuant to Administrative Order (3-15.14) in the Tenth Judicial Circuit In and For Polk County, Florida the real property described

Lot 2: The East 235.50 feet of the North 100.00 feet of the South 615.00 feet of Tract 25 in the Northwest 1/4 of Section 9, Township 27 South, Range 27 East, Polk County, Florida, MAP OF FLORIDA DEVELOPMENT CO. TRACT, according to the map or plat thereof as recorded in Plat Book 3, Page(s) 60, Public Records of Polk County, Florida, LESS AND EXCEPT the East 15.00 feet thereof for platted road right-of-

Together with 1996 Homes of Merit Double Wide Mobile Home VIN#FLHMBFP101738391A & FLHMBFP101738391B, situated thereon.

Property address: 4060 Park Rd. Haines City, FL 33844., will be sold at public sale, to the highest and best bidder for cash, on-line at www.polk. realforeclose.com, on January 9, 2019, at 10:00 a.m.

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.

This Notice of Sale tracks the language in Administrative Order (3-15.14) in the Tenth Judicial Circuit In and For Polk County, Florida.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATE: December 14th, 2018. Gregory A. Sanoba, Esquire Florida Bar No. 955930 greg@sanoba.com Nicholas P. Merriweather, Esquire Florida Bar No. 0086956 nick@sanoba.com THE SANOBA LAW FIRM 422 South Florida Avenue Lakeland, FL 33801 Telephone: 863/683-5353 Facsimile: 863/683-2237 Attorneys for Plaintiff December 21, 28, 2018 18-02273K

#### 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. 2017CA003961000000 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 2006-HE3, Asset Backed Pass-Through Certificates, Plaintiff, vs.

Dwight Powell a/k/a Dwight M. Powell, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order dated November 14, 2018, entered in Case No. 2017CA003961000000 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein 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 2006-HE3, Asset Backed Pass-Through Certificates is the Plaintiff and Dwight Powell a/k/a Dwight M. Powell; Genevieve Powell; Spanish Oaks Of Central Florida Homeowners Association, Inc.; United States of America, Department of the Treasury - Internal Revenue Service 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 14th day of January, 2019, the following described property as set forth in said Final Judgment, to

33, SPANISH OAKS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 130, PAGE 35, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice

impaired, call 711. Dated this 17 day of DEC, 2018. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 6108 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By Giuseppe Cataudella, Esq. Florida Bar No. 88976 Case No. 2017CA003961000000 File # 16-F05741 December 21, 28, 2018 18-02275K

# **PUBLIC NOTICES**

# An American Tradition

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

**BUSINESS OBSERVER** 

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

- Independent: A public notice is published in a forum independent of the government, typically in a local newspaper.
- Archivable: A public notice is archived in a secure and publicly available format.
- Accessible: A public notice is capable of being accessed by all segments of society.
- Verifiable: The public and the source f the notice are able to verify that the notice was published, usually by an affidavit provided by the publisher.

(Adapted from the Public Resource Notice Center)

#### Types of Public Notices

There are three standard types: Citizen participation notices inform the public about proposed government action and allow the public

time to react to such proposals. One such example is a public hear-

Business and commerce notices

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

• Court notices are required of many non-governmental entities that use public powers or institutions in some way. Examples include notices of home mortgage foreclosures, which can provide a public alert of widespread credit problems, fraud in underwriting and a basis for analyses of housing trends.

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

#### The history of public notices

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

officials and outlying regions.

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

An important premise both in federal

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

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

#### **Public notice supports due process**

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

Substantive due process refers to the

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

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

Public notices play a vital role in

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

# THE RISKS OF NOTICES ONLY ON THE INTERNET

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

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

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

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

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

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

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

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

# WHY NEWSPAPERS?

#### Newspapers are the primary source

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

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

#### Newspaper tradition

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

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

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

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

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

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

#### **Newspapers: The best** medium for public notices

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

providing public notices to the population through legal communities. Other general interest newspapers, such as county seat weeklies, are the forum where county citizens expect to locate notices of important public

Business

Observer

business. Furthermore, the vast majority of these notices arrive at citizens' homes in a context that compels readership (amid local news, sports features and other content).

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

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

#### Notices become historical records

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

Despite these problems, the federal courts unwisely approved a rule change to the Federal Rules of Civil Procedure recently that would move notices of federal asset forfeitures out of newspapers and onto a Web site administered by the Department of Justice. Yet, the courts have little research to show that the Justice Department's Web site will produce viable, ac-

cessible, archivable notices.

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

#### **Newspaper notices** protect due process

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

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

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