Public Notices

Business Observer

PAGES 21-28

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that AMY BALL, owner, desiring to engage in business under the fictitious name of AMYZING BOUTIQUE located at 3913 WINDCHIME LANE, LAKELAND, FL 33811 in POLK County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 18, 2019 19-00082K

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that LEANDRO SALVADOR AND JIVINSON ST JUSTE, owners, desiring to engage in business under the fictitious name of RESCUE FIT located at 532 NORTHRIDE TRAIL, LAKELAND, FL 33813 in POLK County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 18, 2019 19-00096K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Young Kingz Entertainment located at 350 24th St. NW J104, in the County of Polk in the City of Winter Haven, Florida 33880 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Polk, Florida, this 9 day of Jan, 2019.

Isaiah Mason Ingram

January 18, 2019 19-00081K

FIRST INSERTION

Notice is hereby given that on 2/1/19 at 10:30 am the following mobile home will be sold at public auction pursuant to F.S. 715.109: 2000 SKYL #8D610487MA & 8D610487MB. Last Tenants: Christopher James Fleming & Nancy Jean Fleming. Sale to be held at: Route 27 Associates LTD- 49473 US-27, Davenport, FL 33897, 813-241-8269.

January 18, 25, 2019 19-00098K

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that STEVEN KYLE WALKER, owner, desiring to engage in business under the fictitious name of WALKERMAK SECURITY SERVICES located at 9203 DAMASCUS AVE, POLK CITY, FL 33868 in POLK County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 18, 2019 19-00102K

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that SHYAM ALLAHAM, owner, desiring to engage in business under the fictitious name of ALLAHAM CONSTRUCTION located at 520 BERRY JAMES CT, KISSIMMEE, FL 34744 in POLK County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 18, 2019 19-00093K

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that JUANA VARGAS, owner, desiring to engage in business under the fictitious name of TACO CALIFORNIA located at 854 6TH STREET NW, WINTER HAVEN, FL 33881 in POLK County intends to register the said name with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 18, 2019 19-00097K

FIRST INSERTION

Notice is hereby given that on 2/1/19 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109: 1968 RITZ #06182012V. Last Tenant: Mitchell L Thomas. Sale to be held at Woodall's Mobile Home Village- 2121 New Tampa Hwy, Lakeland, FL 33815, 813-241-8269.

January 18, 25, 2019 19-00099K

FIRST INSERTION

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

1994 TOYOTA
JT2ST07N6R0011172
Total Lien: $1058.87
Sale Date:02/04/2019
Location:Master Mobile Auto Doctor
279 Eagle Lake Loop Rd East
Winter Haven, FL 33880
(863) 291-4383

2014 CHEVROLET
1G1PA5SHXE7202945
Total Lien: $3724.84
Sale Date:02/04/2019
Location:The Mobile Auto Shop Inc.
1500 US Hwy 17/92 N Suite 5
Haines City, FL 33844
(863) 438-6626

Pursuant to F.S. 713.585 the cash amount per vehicle would be sufficient to redeem that vehicle from the lienor. Any interested party has a right to a hearing prior to the sale by filing a demand for the hearing with the Clerk of the Circuit Court in Polk and mailing copies of the same to all owners and lienors. The owner/lienholder has a right to recover possession of the vehicle by posting bond pursuant to F.S. 559.917 and if sold any proceeds remaining from the sale will be deposited with the Clerk of Circuit Court for disposition.

January 18, 2019 19-00110K

FIRST INSERTION

HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT NOTICE OF THE DISTRICT'S INTENT TO USE THE UNIFORM METHOD OF COLLECTION OF NON-AD VALOREM SPECIAL ASSESSMENTS AS IT RELATES TO CERTAIN LANDS WITHIN THE DISTRICT BOUNDARY AS REVISED DUE TO BOUNDARY AMENDMENT

Notice is hereby given that the Holly Hill Road East Community Development District (the "District") intends to use the uniform method of collecting non-ad valorem special assessments to be levied by the District pursuant to Section 197.3632, Florida Statutes. The Board of Supervisors of the District will conduct a public hearing on **Wednesday, February 20, 2019 at 10:00 a.m. at 346 East Central Ave., Winter Haven, Florida 33880.**

The purpose of the public hearing is to consider the adoption of a resolution authorizing the District to use the uniform method of collecting non-ad valorem special assessments (the "Uniform Method") to be levied by the District on properties located within the District's revised boundary due to a recent boundary amendment.

The District may levy non-ad valorem special assessments for the purpose of financing, acquiring, maintaining and/or operating community development facilities, services and improvements within and without the boundaries of the District, to consist of, among other things, recreation facilities, water, sewer, and stormwater management systems, roadway improvements, landscape, irrigation, signage and lighting improvements, and amenity improvements, and any other lawful improvements or services of the District.

Owners of the properties to be assessed and other interested parties may appear at the public hearing and be heard regarding the use of the Uniform Method. This hearing is open to the public and will be conducted in accordance with the provisions of Florida law. The public hearing may be continued to a date, time, and location to be specified on the record at the hearing. There may be occasions when Supervisors or District Staff may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Office at (407) 382-3256 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Office.

A person who decides to appeal any decision made at the meeting 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

Jan. 18, 25; Feb. 1, 8, 2019 19-00106K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT, IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION: DIV. J
CASE NO.:
2018CA-002491-0000-00
REVERSE MORTGAGE SOLUTIONS, INC.,
Plaintiff, vs.
GLADYS MARANO; UNKNOWN SPOUSE OF GLADYS MARANO; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 3rd day of January, 2019, and entered in Case No. 2018CA-002491-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein REVERSE MORTGAGE SOLUTIONS, INC. is the Plaintiff and GLADYS MARANO; 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 4th day of March, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 1224, LAKE ASHTON WEST ATLEE ADDITION PHASE II, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 154, PAGE 36, 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 JANUARY, 2019.

By: Steven Force, Esq.
Bar Number: 71811
Submitted by:
Choice Legal Group, P.A.
P.O. Box 9908
Fort Lauderdale, FL 33310-0908
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@clegalgroup.com
18-00763

January 18, 25, 2019 19-00087K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT,
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.
2018CA003690000000
HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-OP1,
Plaintiff, vs.
CHIANG C. FULSE, et al.
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 4, 2019, and entered in Case No. 2018CA003690000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR ACE SECURITIES CORP. HOME EQUITY LOAN TRUST, SERIES 2006-OP1, is Plaintiff CHIANG C. FULSE; ROSITTIA M. FULSE A/K/A ROSITTA M. FULSE; 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 8TH day of FEBRUARY, 2019. the following described property as set forth in said Final Judgment, to wit:

THE SOUTH 111 FEET OF LOT 5 AND 6, BLOCK 33, L.A. MORGAN'S SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 1, 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.

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
OC12708-18/tro

January 18, 25, 2019 19-00080K

FIRST INSERTION

NOTICE OF RESCHEDULED SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 53-2018-CA-001429
WELLS FARGO BANK, N.A.,
Plaintiff, vs.
MARIE GUTTILLA, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated October 16, 2018, and entered in Case No. 53-2018-CA-001429 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 Marie Guttilla, Terranova Homeowners Association of Polk County, 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 13th day of February, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 225, TERRANOVA PHASE, III, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 124, PAGE(S) 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 455 TERRANOVA ST, 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, FL on the 8th day of January, 2019

/s/ Christopher Lindhardt
Christopher Lindhardt, Esq.
FL Bar # 28046
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
18-011486

January 18, 25, 2019 19-00083K

FIRST INSERTION

This Instrument Prepared By/
Returned to:
Michael J Posner, Esq.,
HUD Foreclosure Commissioner
Ward, Damon, Posner,
Pheterson & Bleau
4420 Beacon Circle, Suite 100
West Palm Beach, Florida 33407
HECM# 093-6716798
PCN: 23-29-13-140832-000070

NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on August 20, 2009, a certain Mortgage was executed by Boyce D. Coyle and Crystal Y. Coyle, husband and wife as Mortgagor in favor of Urban Financial Group, which Mortgage was recorded September 2, 2009, in Official Records Book 7965, Page 207 in the Office of the Clerk of the Circuit Court for Polk County, Florida, (the "Mortgage"); and

WHEREAS, the Mortgage was assigned to Reverse Mortgage Solutions Inc. by Assignment recorded March 3, 2016 in Official Records Book 9760, Page 184, in the Office of the Clerk of the Circuit Court for Polk County, Florida; and

WHEREAS, the Mortgage was assigned to the United States Secretary of Housing and Urban Development (the "Secretary"), by Assignment recorded September 30, 2016 in Official Records Book 9947, Page 355, in the Office of the Clerk of the Circuit Court for Polk County, Florida; and

WHEREAS, the Mortgage is now owned by the Secretary; and

WHEREAS, a default has been made in the covenants and conditions of Section 9 of the Mortgage in that Mortgagor has abandoned the Property hereinafter defined and the Mortgage remains wholly unpaid as of the date of this Notice and no payment has been made to restore the loan to current status; and

WHEREAS, the entire amount delinquent as of December 18, 2018 is $173,796.68 plus accrued unpaid interest, if any, late charges, if any, fees and costs; and

WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable; and

WHEREAS, Unknown Tenant(s) may claim some interest in the property hereinafter described, as a/the tenant(s) in possession of the property, but such interest is subordinate to the lien of the Mortgage of the Secretary; and

WHEREAS, Emerald Cove Homeowners Association Inc., may claim some interest in the property hereinafter described pursuant to that certain Declaration of Covenants and Restrictions recorded in Official Records Book 3133, Page 1353 and all amendments thereto of the Public Records of Polk County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary; and

WHEREAS, Black Point Assets, Inc. as trustee of the 427 Emerald Cove Loop Land Trust and Star Point Capital, LLC, as trustee of the 427ECL Land Trust may claim some interest in the property hereinafter described pursuant to that certain Certificate of Title is recorded in Official Records Book 10558, Page 547 of the Public Records of Polk County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary; and

WHEREAS, Polk County may claim some interest in the property hereinafter described pursuant to that certain Code Enforcement Liens recorded in Official Records Book 10391, Page 989, Official Records Book 10541, Page 1897, Official Records Book 10626, Page 1474, and Official Records Book 10688, Page 1999 all of the Public Records of Polk County, Florida but such interest is subordinate to the lien of the Mortgage of the Secretary; and

NOW, THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of the undersigned as Foreclosure Commissioner, recorded on July 14, 2010 in Official Records Book 8177, Pages 1962-1964 of the Public Records of Polk County, Florida, notice is hereby given that on **February 21, 2019 at 9:00 a.m.** local time, all real and personal property at or used in connection with the following described premises (the "Property") will be sold at public auction to the highest bidder:

Lot 7, Section 13, EMERALD COVE, according to the Plat thereof, recorded in Plat Book 97, Page 22 of the Public Records of Polk County, Florida

Commonly known as: 427 Emerald Cove Loop, Lakeland, Florida 33809

The sale will be held at 427 Emerald Cove Loop, Lakeland, Florida 33809. The Secretary of Housing and Urban Development will bid $173,796.68 plus interest from December 18, 2018 at a rate of $30.05 per diem (subject to increases applicable under the Note), plus all costs of this foreclosure and costs of an owner's policy of title insurance.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his/her/its pro-rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.

When making their bids, all bidders except the Secretary must submit a deposit totaling ten (10%) percent of the bid amount in the form of a certified check or cashier's check made out to the Secretary of HUD. Each oral bid need not be accompanied by a deposit. If the successful bid is oral, a deposit of ten (10%) percent of the bid amount must be presented before the bidding is closed. The deposit is non-refundable. The remainder of the purchase price must be delivered within thirty (30) days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveyancing fees, all real estate and other taxes that are due on or after the delivery of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for fifteen (15) day increments for a fee equal to Five Hundred and NO/100 Dollars ($500.00) per extension, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due.

If the high bidder is unable to close the sale within, the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD Field Office representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD Field Office Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.

The amount that must be paid if the Mortgage is to be reinstated prior to the scheduled sale is the principal balance set forth above, together with accrued, unpaid interest, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out of pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.

Date: January 13, 2019

HUD Foreclosure Commissioner
By: Michael J Posner, Esquire
Ward, Damon, Posner,
Pheterson & Bleau
4420 Beacon Circle
West Palm Beach, Florida 33407
Tele:561/842-3000-
Fax: 561/842-3626
Direct Dial: 561-594-1452

STATE OF FLORIDA;
COUNTY OF PALM BEACH) **ss:**

Sworn to, subscribed and acknowledged before me this 15 day of January, 2019, by Michael J Posner, Esquire, of Ward, Damon, Posner, Pheterson & Bleau who is personally known to me.

Notary Public, State of Florida
My Commission Expires:
CHRISTINA ZINGMAN
MY COMMISSION # FF 226933
EXPIRES: July 17, 2019
Bonded Thru Notary Public
Underwriters

Jan. 18, 25; Feb. 1, 2019 19-00111K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 19CP-0003
IN RE: ESTATE OF
Shirley A. Chapman
deceased.

The administration of the estate of Shirley A. Chapman, deceased, Case Number 19CP-0003, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 18, 2019.

Penelope Chapman Restau
Personal Representative
Address: 4452 Pebble Pointe Drive,
Lakeland, FL 33813
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
January 18, 25, 2019 19-00092K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR POLK
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO. 2017CA001481
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
PRESTON T. ROLLE JR., et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered December 21, 2018 in Civil Case No. 2017CA001481 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and PRESTON T. ROLLE JR., et. al., are Defendants, the Clerk of Court STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 20th day of March, 2019 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 216, Stonewood Crossings-Phase 2 according to the map or plat thereof as recorded in Plat Book 150, Pages 50 and 51, 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.

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
6114174
17-00614-6
January 18, 25, 2019 19-00078K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. 53-2018-CA-000316
SPECIALIZED LOAN SERVICING LLC
Plaintiff, v.
SHARON R DALZELL; MICHAEL S DALZELL; UNKNOWN TENANT 1; UNKNOWN TENANT 2;
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 17, 2018, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 21, BLOCK D, OF EDGEWOOD PARK- UNIT TWO, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 43, PAGE 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
a/k/a 2921 VENICE WAY, LAKELAND, FL 33803-4350

at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on January 30, 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 4 day of January, 2019.
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: John N. Stuparich
FBN 473601
1000000308
January 18, 25, 2019 19-00075K

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. 2016CA000494000000
FBC MORTGAGE, LLC;
Plaintiff, vs.
NELSON SHANE POTTS, ET.AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Order to Reschedule Foreclosure Sale dated October 30, 2018, in the above-styled cause, the Clerk of Court, Stacy M. Butterfield will sell to the highest and best bidder for cash at www.polk.realforeclose.com, on January 29, 2019 at 10:00 am the following described property:

LOT 88, HARTFORD ESTATES PHASE TWO, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 136, PAGE 48, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 2842 WHITNEY ST, 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 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 impaired, call 711.

WITNESS my hand on 1/9, 2019.
Andrew Arias
Bar #89501
Attorneys for Plaintiff
Marinosci Law Group, P.C.
100 West Cypress Creek Road,
Suite 1045
Fort Lauderdale, FL 33309
Phone: (954)-644-8704;
Fax (954) 772-9601
ServiceFL@mlg-defaultlaw.com
ServiceFL2@mlg-defaultlaw.com
15-15409-FC
January 18, 25, 2019 19-00076K

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.: 2018-CA-001755
HIGHLANDS RESERVE HOMEOWNERS ASSOCIATION INC.,
Plaintiff, vs.
MARYANN M KEANE; and UNKNOWN PARTIES IN POSSESSION,
Defendants.

Notice is given that pursuant to the Final Judgment of Foreclosure dated January 9, 2019, in Case No. 2018-CA-001755, of the Circuit Court in and for Polk County, Florida, in which HIGHLANDS RESERVE HOMEOWNERS ASSOCIATION, INC., is the Plaintiff and MARYANN M. KEANE, and UNKNOWN PARTIES IN POSSESSION are the Defendants. The Clerk of Court will sell to the highest and best bidder for cash online at https://www.polk.realforeclose.com at 10:00 a.m., on May 8, 2019, the following described property set forth in the Order of Final Judgment:

Lot 46, Phase 2 of HIGHLANDS RESERVE PHASES 2 & 4, according to the Plat thereof as recorded in Plat Book 110 at Pages 49 through 54, inclusive, of the Public records of Polk County, Florida.

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

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE OFFICE OF THE COURT ADMINISTRATOR, 255 NORTH BROADWAY AVENUE, BARTOW, FL 33830, (863) 534-4686 AT LEAST SEVEN DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

DATED: January 15, 2019.
By: /s/ Carlos R. Arias
CARLOS R. ARIAS, ESQUIRE
Florida Bar No.: 820911
ARIAS BOSINGER, PLLC
140 North Westmonte Drive, Suite 203
Altamonte Springs, FL 32714
(407) 636-2549
January 18, 25, 2019 19-00094K

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.:
2016CA-003314-0000-00
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-8,
Plaintiff, VS.
LOURDES PONCE A/K/A LOURDES S. PONCE; et. al.,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on December 13, 2018 in Civil Case No. 2016CA-003314-0000-00, 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 CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-8 is the Plaintiff, and LOURDES PONCE A/K/A LOURDES S. PONCE; UNKNOWN SPOUSE OF LOURDES S. PONCE A/K/A LOURDES PONCE; THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2006-7; STATE OF FLORIDA; POLK COUNTY CLERK OF COURT; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE THREE ASSOCIATION, INC.; UNKNOWN TENANT 1 N/K/A DANIEL PONCE; UNKNOWN TENANT 2 N/K/A MARIA PONCE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on February 12, 2019 at 10:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 29, BLOCK 787 OF POINCIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 54, PAGE(S) 27 THROUGH 42, 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.

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 11 day of January, 2019.
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: Nusrat Mansoor, Esq.
FBN: 86110
Primary E-Mail:
ServiceMail@aldridgepite.com
1092-8705B
January 18, 25, 2019 19-00085K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT OF
FLORIDA IN AND FOR POLK
COUNTY
GENERAL JURISDICTION
DIVISION
CASE NO. 53-2018-CA-001489
MIDFIRST BANK,
Plaintiff, vs.
RAMON MIGUEL SANCHEZ A/K/A RAY SANCHEZ A/K/A RAMON SANCHEZ, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 9, 2019 in Civil Case No. 53-2018-CA-001489 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein MIDFIRST BANK is Plaintiff and RAMON MIGUEL SANCHEZ A/K/A RAY SANCHEZ A/K/A RAMON SANCHEZ, et. al., Defendants, the Clerk of Court STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 12th day of February, 2019 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 19 OF JAN-PHYL VILLAGE UNIT NO. 2, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 37, PAGE 50, 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.

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
6118802
18-00368-2
January 18, 25, 2019 19-00104K

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. 2018CA002509000000
Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R5,
Plaintiff, vs.
Tommy H. Williams, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 6, 2018, entered in Case No. 2018CA002509000000 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R5 is the Plaintiff and Tommy H. Williams; Shawnee Dee Williams a/k/a Shawnee D. Williams 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 4th day of February, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 12, COUNTRY MEADOWS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 83, PAGE 33, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH MOBILE HOME VIN NO. FLFLR70A22078GH AND FLFLR70B22078GH.

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 11 day of JAN, 2019.
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. 2018CA002509000000
File # 17-F03386
January 18, 25, 2019 19-00074K

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 53-2018-CA-002380
DIVISION: SECTION 8
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
NORVIN R. JARQUIN, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 18, 2018, and entered in Case No. 53-2018-CA-002380 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. BANK NATIONAL ASSOCIATION, is the Plaintiff and Norvin R. Jarquin, Florida Housing Finance Corporation, Lake Alfred Estates Homeowners Association Inc., United States of America Acting through Secretary of Housing and Urban Development, Unknown Party#1 N/K/A John Alfonso, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 18th day of February, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 95, LAKE ALFRED ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 148, PAGE(S) 40 THROUGH 42, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, TOGETHER WITH A NONEXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER THE ROADWAYS AS DEPICTED AND SET FORTH ON SAID PLAT.
A/K/A 351 TREASURE CAY COVE, LAKE ALFRED, FL 33850

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 9th day of January, 2019
/s/ Lynn Vouis
Lynn Vouis, Esq.
FL Bar # 870706
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
CN - 18-008386
January 18, 25, 2019 19-00084K

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.:
2018CA-001340-0000-00
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-R2,
Plaintiff, vs.
RINA L. GRAY A/K/A RINA GRAY; GEORGE GRAY A/K/A GEORGE GRAY, III; et. al.
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated January 3, 2019 and entered in Case No. 2018CA-001340-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-R2, is Plaintiff and RINA L. GRAY A/K/A RINA GRAY; GEORGE GRAY A/K/A GEORGE GRAY, III; 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 18th day of February 2019, the following described property as set forth in said Summary Final Judgment, to wit:

LOT 8, BLOCK G, GOLDEN NORTHGATE UNIT ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 48, AT PAGE 21, 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, call 711.

Dated this 9 day of JAN, 2019.
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: 16-401389
January 18, 25, 2019 19-00077K

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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. 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, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 07, 2018, 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 38 AND ALL OF LOTS 39 AND 40 IN BLOCK 9 OF AVON VILLA, 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, LAKELAND, FL 33813-2053

at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on February 12, 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 14th day of January, 2019.
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
1000000921
January 18, 25, 2019 19-00086K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2017-CA-002648
BAYVIEW LOAN SERVICING, LLC, a Delaware Limited Liability Company
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, CREDITORS AND OTHER PERSONS OR UNKNOWN SPOUSES CLAIMING BY UNDER OR AGAINST THE ESTATE OF TROY L. GLOVER, AGNES BAILEY, THERESA RADKE, JAMES GLOVER, TROY L. GLOVER, JR., TIMOTHY GLOVER, KATHERINE LLOYD A/K/A KATHERINE MOODY, DONALD BALLEW A/K/A DONALD NAGY, JR.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated January 9, 2019, and entered in Case No. 2017-CA-002648 of the Circuit Court of the 10th Judicial Circuit, in and for POLK County, Florida, where in BAYVIEW LOAN SERVICING, LLC, a Delaware Limited Liability Company, is the Plaintiff and UNKNOWN HEIRS, DEVISEES, GRANTEES, CREDITORS AND OTHER PERSONS OR UNKNOWN SPOUSES CLAIMING BY UNDER OR AGAINST THE ESTATE OF TROY L. GLOVER, AGNES BAILEY, THERESA RADKE, JAMES GLOVER, TROY L. GLOVER, JR., TIMOTHY GLOVER, KATHERINE LLOYD A/K/A KATHERINE MOODY, DONALD BALLEW A/K/A DONALD NAGY, JR., are the Defendants, the Clerk of Court shall offer for sale to the highest bidder for cash on February 22, 2019, beginning at 10:00 A.M., at www.polk.realforeclose.com, the following described property as set forth in said Summary Final Judgment lying and being situate in POLK County, Florida, to wit:

LOT 1 AND 19, Block 19, GOLFVIEW PARK SUBDIVISION, according to the plat thereof, recorded in Plat Book 14, Pages 23 and 23A, Public Records of Polk County, Florida.
AKA
LOT D, GOLFVIEW PARK RESUBDIVISION, according to the plat thereof, recorded in Plat Book 27, Page 37, 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. THE CLERK SHALL RECEIVE A SERVICE CHARGE OF UP TO $70 FOR SERVICES IN MAKING, RECORDING, AND CERTIFYING THE SALE AND TITLE THAT SHALL BE ASSESSED AS COSTS. 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.

NOTICE: 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 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 15 day of January, 2019.
STRAUS & ASSOCIATES, P.A.
Attorneys for Plaintiff
10081 Pines Blvd. Ste. C
Pembroke Pines, Fl. 33024
954-431-2000
By: Arnold M. Straus, Jr. Esq.
Fla Bar 275328
January 18, 25, 2019 19-00105K

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. 2018CA000714000000
NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER,
Plaintiff, vs.
JANET L. DAVIS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 29, 2018, and entered in 2018CA000714000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and JANET L. DAVIS; BANK OF AMERICA, NA 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 29, 2019, the following described property as set forth in said Final Judgment, to wit:

BEGINNING AT THE NORTHEAST CORNER OF THE NE 1/4 OF THE NE 1/4 OF SECTION 25, TOWNSHIP 27 SOUTH, RANGE 23 EAST, RUN WEST ALONG THE NORTH BOUNDARY OF SAID SECTION 430 FEET FOR A BEGINNING POINT, THENCE RUN DUE SOUTH TO THE SOUTH BOUNDARY OF THE NE1/4 OF THE NE 1/4, THENCE DUE WEST ALONG THE SAID BOUNDARY 200 FEET, THENCE DUE NORTH TO THE NORTH BOUNDARY OF SAID NE 1/4 OF NE 1/4, THENCE DUE EAST 200 FEET TO THE POINT OF BEGINNING.

Property Address: 206 LAKE GIBSON LN, LAKELAND, FL 33809

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

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 28 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\Susan Sparks
Susan Sparks, Esquire
Florida Bar No. 33626
Communication Email: ssparks@rasflaw.com
18-131841 - MaS
January 18, 25, 2019 19-00113K

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO. 2017CA001367000000
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT,
Plaintiff, vs.
HANIF ABDUL; SOOZANA ABDUL; DYNASTY BUILDING SOLUTIONS, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated January 4, 2019, and entered in Case No. 2017CA001367000000 of the Circuit Court in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is Plaintiff and HANIF ABDUL; SOOZANA ABDUL; DYNASTY BUILDING SOLUTIONS, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com , 10:00 a.m., on February 8, 2019 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 40, SUMMIT RIDGE UNIT 2 ADDITION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 73, PAGE 48, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
A/K/A 2539 ROSLYN LANE, 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.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 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 January 11, 2019.
SHD Legal Group P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail: answers@shdlegalgroup.com
By: Mehwish A Yousuf
Florida Bar No.: 92171
Roy Diaz, Attorney of Record
Florida Bar No. 767700
1460-169957 / VMR
January 18, 25, 2019 19-00091K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
Case #: 2018-CA-003337
DIVISION: 8
Nationstar Mortgage LLC d/b/a Mr. Cooper
Plaintiff, -vs.-
Renee E. Cone a/k/a Renee Cone; Unknown Spouse of Renee E. Cone a/k/a Renee Cone; CitiBank, National Association; The Bluffs of Christina Condominium 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-003337 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 Renee E. Cone a/k/a Renee Cone are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 12, 2019, the following described property as set forth in said Final Judgment, to-wit:

UNIT 36 A-1, THE BLUFFS OF CHRISTINA 9, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R.1988, PAGE 1346, AND ALL EXHIBITS AND AMENDMENTS THEREOF, AND RECORDED IN CONDOMINIUM PLAT BOOK 5, PAGE 20, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, AND AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.

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.

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
18-314986 FC01 ALW
January 18, 25, 2019 19-00089K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
Case No.: 2013 CA 005849
SHAROL PRICE, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF ISABELLE M. PRICE, DECEASED
Plaintiff, vs.
DANE G. DUFOUR; KRISTINE J. DUFOUR; ET AL,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated April 8, 2015 and Order Resetting Foreclosure Sale dated January 8, 2019, and entered in Case No. 2013-CA-005849 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida wherein SHAROL PRICE, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF ISABELLE M. PRICE, DECEASED, is the Plaintiff and DANE G. DUFOUR, KRISTINE J. DUFOUR, and any and all Unknown Parties claiming by through, under and against the herein named individual Defendant(s) who are not known to be dead or alive whether said Unknown Parties may claim an interest as Spouses, Heirs, Devisees, Grantees, or other Claimants, are Defendants, the Clerk will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 AM on February 12, 2019, the following described property set forth in said Final Judgment, to wit:

LOT 52, OAKHAVEN, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 81, PAGE 34, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim on same with the Clerk of Court within sixty (60) days after the Foreclosure Sale.

AMERICANS WITH DISABILITIES ACT. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 16th day of January 2019.
/s/ Merideth C. Nagel
Merideth C. Nagel, Esq.
Florida Bar Number: 113141
MERIDETH NAGEL, P.A.
1201 West Highway 50
Clermont, Florida 34711
(352) 394-7408 (telephone)
(352) 394-7298 (facsimile)
Service@MNagellaw.com
January 18, 25, 2019 19-00108K

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 GIVEN 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 19th day of February 2019, the following described property as set forth in said Summary Final Judgment, to wit:

LOT 118, BLOCK B, GLENRIDGE PHASE THREE, ACCORDING 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 RECORDED 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 14 day of JAN, 2019.
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
January 18, 25, 2019 19-00095K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 532017CA000048XXXXXX
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE, IN TRUST FOR THE REGISTERED HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-NC1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007- NC1,
Plaintiff, vs.
THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BARBARA SABLESKI-CROSIER A/K/A BARBARA SUE SABLESKI, DECEASED; et al.,
Defendant(s).

TO: THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF BARBARA SABLESKI-CROSIER A/K/A BARBARA SUE SABLESKI, DECEASED deceased
RESIDENCES UNKNOWN

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

LOT 6 OF LUCERNE SHORES, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 39, PAGE 38 AND 39.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on SHD Legal Group P.A., Plaintiff's attorneys, whose address is PO BOX 19519, Fort Lauderdale, FL 33318, (954) 564-0071, answers@shdlegalgroup.com, within 30 days from first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Default date: January 9, 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, 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 03, 2018.

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

SHD Legal Group P.A.
Plaintiff's attorneys
PO BOX 19519
Fort Lauderdale, FL 33318
(954) 564-0071
answers@shdlegalgroup.com
1162-157030 / HAW
January 18, 25, 2019 19-00079K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 2018CA003435
U.S. BANK, N.A. AS TRUSTEE FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1994-5, AS SERVICER
Plaintiff(s), vs.
JIMMY B. BACKER; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF FREDERICK G. LINK AKA FREDERICK GEORGE LINK, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER AND AGAINST THE NAMED DEFENDANT; THE UNKNOWN SPOUSE OF JIMMY B. BACKER; THE UNKNOWN TENANT IN POSSESSION,
Defendant(s).
TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS AND TRUSTEES OF FREDERICK G. LINK AKA FREDERICK GEORGE LINK, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER AND AGAINST THE NAMED DEFENDANT
Last Known Address: 1830 Bates Rd, Haines City, FL 33844
YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Polk County, Florida, to foreclose certain real property described as follows:
LOT 13, UNRECORDED BATES ESTATES
COMMENCE AT THE NORTHWEST CORNER OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 16, TOWNSHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, AND RUN S 00 31`15`` E, 636.58 FEET TO THE NORTH RIGHT OF WAY LINE OF BATES ROAD; THENCE EAST ALONG SAID NORTH RIGHT OF WAY LINE, 206.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE EAST ALONG SAID NORTH RIGHT OF WAY LINE, 106.00 FEET; THENCE N 00 31`16`` W, 390.96 FEET; THENCE WEST, 106.00 FEET; THENCE S 00 31`16`` E, 390.96 FEET TO THE POINT OF BEGINNING. CONTAINING 41,439.99 SQ. FT.
TOGETHER WITH THAT CERTAIN 1994 MOBILE HOME WITH SERIAL NUMBERS: FLHMBS54436872 AND FLHMBS54436872A AND FLHMBS54436872B: and that certain 1994, 60 x 28, Mobile Home Serial Number(s): FLHMBS54436872AB.

Property address: 1830 Bates Road, Haines City, FL 33844

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.
Default Date: 2/11/2019
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, 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 the 3rd day of Jan, 2019.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: /s/ Asuncion Nieves
Deputy Clerk
Plaintiff Atty:
Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
U.S. Bank, N.A. vs. Jimmy B. Backer; The Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors and Trustees of Frederick G. Link, and All Other Persons Claiming By, Through, Under and Against The Named Defendant
TDP File No. 18-005676-1
January 18, 25, 2019 19-00112K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY FLORIDA IN AND FOR POLK COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2018CA004455000000
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
CULLIGAN GROUP, LLC, et al.,
Defendants.
To the following Defendant(s):
CULLINAN GROUP, LLC
2648 ROBERT TRENT JONES DRIVE 232, ORLANDO, FL 32835
YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:
LOT 77, SHORES AT LAKE SEARS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 141, PAGES 19, 20, 21 AND 22, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
has been filed against you and you are required to a copy of your written defenses, if any, to it on Kristina Nubaryan Girard, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before 2/11/2019 or thirty (30) days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.
ENGLISH
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, (863) 534-4690, within two (2) working days of your receipt of this (describe notice); if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.
SPANISH
De acuerdo con el Acta de los Americanos con Impedimentos, aquellas personas que necesiten de algún servicio especial para participar en este proceso o tener acceso a servicios, programas ó actividades de La Corte deberán, dentro de un periódo rasonable antes de cualquier proceso o de tener necesidad de acceso a servicios, programas ó actividades, ponerse en contacto con La Oficina Administrativa de Ia Corte, ó a los telefonos (863) 534-4690 ó (800) 955-8771 (TDD) y Si usa el servicio Florida Relay Service al (800) 955-8770 (V).
CREOLE
D`apre` akô ki té fet avek Akt Pou Amerikin ki Infim, tout moun ki genyen yon bézwen éspesyal pou akomodasyon pou yo patisipé nan pwosè obyen pou gin aks. Sèvis, pwogram ak aktivité tibinal-la, dwé nan yon tan rézonab anvan okin pwosè oubyen bezwen aksè sevis, pwogram oubyen aktivitè fet, yo dwé konta Ofis Tribinal-la ki nan, niméro téléfonn-nan sé (863) 534-4690, ou byen (800) 955-8771 (TDD) ou byen (800) 955-8770 (V) an pasan pa Florida Relay Service.
FRENCH
En accordance avec l`Acte Pour les Americains Incapacites`, les personnes en besoin d`une accommodation spéciale pour participer á ces procédures, ou bien pour avoir accès au service, progamme, ou activité de la Court doivent, dans un temps raisonable, avant aucune procedures ou besoin d`accès de service, programme ou activité, contacter l`Office Administrative de Ia Court, situé au numéro, le numéro de téléphone (863) 534-4690, ou (800) 955-8771 (TDD), ou (800) 955-8770 (V) ou par Florida Relay Service.
WITNESS my hand and seal of said Court on the 1/4 day of 2019.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: /s/ Asuncion Nieves
Deputy Clerk
MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 E. Robinson St. Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
6105667
17-00147-1
January 18, 25, 2019 19-00101K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
OR
e-mail legal@businessobserverfl.com
LV10250
Business Observer

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
CASE NO: 2017-CA-002160
U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST,
Plaintiff, -vs-
ARCHI TRUST LLC, AS TRUSTEE FOR TRUST# 101915-141; ET AL,
Defendant(s)
NOTICE IS GIVEN that, in accordance with the Consent Final Judgment of Foreclosure entered on December 10, 2018 in the above-styled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on February 8, 2019 at 10:00 A.M., at www.polk.realforeclose.com, the following described property:
LOT 21, CHANDLER RIDGE, ACCORDING TO THE PLAT RECORDED IN PLAT BOOK 133, PAGE 2, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 141 WINCHESTER LANE, HAINES CITY, FL 33844
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.
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: 1/15/19
Michelle A. DeLeon, Esquire
Florida Bar No.: 68587
Quintairos, Prieto, Wood & Boyer, P.A.
255 S. Orange Ave., Ste. 900
Orlando, FL 32801-3454
(855) 287-0240
(855) 287-0211 Facsimile
E-mail: servicecopies@qpwblaw.com
E-mail: mdeleon@qpwblaw.com
Matter # 93214
January 18, 25, 2019 19-00100K

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2018CA004219000000
REVERSE MORTGAGE FUNDING, LLC,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DELORES HAMILTON, DECEASED. et. al.
Defendant(s),
TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF DELORES HAMILTON, DECEASED.
whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
LOTS 2 AND 3, BLOCK 3, MURSON HEIGHTS SUBDIVISION, LAKELAND, FLORIDA, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 22, PAGE 3, PUBLIC RECORDS OF POLK COUNTY, FLORIDA
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 2/20/2019 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 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.
WITNESS my hand and the seal of this Court at Polk County, Florida, this 14 day of January, 2019.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
(SEAL) BY: Asuncion Nieves
DEPUTY CLERK
ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: mail@rasflaw.com
18-210320 - GaM
January 18, 25, 2019 19-00090K

FIRST INSERTION

IN THE CIRCUIT COURT,
IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 17-CA-001217000000
SILVERLEAF RESORTS, INC.
Plaintiff, vs.
STEWART ET AL.,
Defendant(s).
NOTICE OF SALE AS TO:
Notice is hereby given that on 2/8/19 at 10:00 a.m. Eastern time at www.polk.realforeclose.com,, Clerk of Court, Polk County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:
An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort") , according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration") , with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto

Count XIV Coleen Gitner and Lawrence Gitner
Interest 1.923%, Use Period No./Unit No. 50/109, Building 1 ,
The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 17-CA-001217000000.
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 January 16, 2019
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
2505 Metrocentre Blvd., Suite 301
West Palm Beach, FL 33407
Telephone (561) 478-0511
Facsimile (561) 478-0611
jaron@aronlaw.com
mevans@aronlaw.com
January 18, 25, 2019 19-00107K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY
CIVIL DIVISION
Case No. 2018-CA-004364
Division 11
SPECIALIZED LOAN SERVICING LLC
Plaintiff, vs.
BERNAL MORRISON, et al.
Defendants.
TO:
BERNAL MORRISON
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
3223 TIMBERLINE RD
WINTER HAVEN, FL 33880
You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida:
LOT 11, TIMBER WOOD SUBDIVISION, UNIT 2, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 73, PAGE 16, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
commonly known as 3223 TIMBERLINE RD, WINTER HAVEN, FL 33880 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before 1-28-19, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.
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 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 20, 2018.
CLERK OF THE COURT
Honorable Stacy M. Butterfield
255 North Broadway
Bartow, Florida 33830-9000
(COURT SEAL)
By: /s/ Asuncion Nieves
Deputy Clerk
Jennifer M. Scott
Kass Shuler, P.A.
plaintiff's attorney
P.O. Box 800
Tampa, Florida 33601
(813) 229-0900
298100/1806836/ADG
January 18, 25, 2019 19-00088K

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. 2018CA000681000000
THE BANK OF NEW YORK MELLON, AS TRUSTEE FOR CIT MORTGAGE LOAN TRUST 2007-1,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCES W. GUSHLAW (DECEASED), et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 12, 2018, and entered in 2018CA000681000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON, AS TRUSTEE FOR CIT MORTGAGE LOAN TRUST 2007-1 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCES W. GUSHLAW (DECEASED); MICHAEL W. GUSHLAW A/K/A MICHAEL GUSHLAW; TONY GUSHLAW; JOHN GUSHLAW; MIDFLORIDA CREDIT UNION F/K/A MIDFLORIDA FEDERAL CREDIT UNION are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 12, 2019, the following described property as set forth in said Final Judgment, to wit:
THE WEST 76.67 FEET OF LOTS 14 AND 15, BLOCK F, VINE PARK ADDITION OR J.M. KILPALTRICKS SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 2, PAGE 102, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 413 9TH ST SE, FORT MEADE, FL 33841
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 15 day of January, 2019.
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\Susan Sparks
Susan Sparks, Esquire
Florida Bar No. 33626
Communication Email: ssparks@rasflaw.com
17-118497 - MaS
January 18, 25, 2019 19-00109K

FIRST INSERTION

CONSTRUCTIVE SERVICE
PROPERTY
IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY
CIVIL ACTION NO: 2016CA001999000000
Civil Division
IN RE:
ROYAL HILLS OF POLK COUNTY HOMEOWNER'S ASSOCIATION INC, a Florida non-profit Corporation,
Plaintiff, vs.
DENISE TALMADGE; UNKNOWN SPOUSE OF DENISE TALMADGE,
Defendant(s),
TO: DENISE TALMADGE;
NOTICE FOR PUBLICATION
YOU ARE HEREBY NOTIFIED that an action to foreclose a lien on the following property in POLK County, Florida:
LOT 12, ROYAL HILLS ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 136, PAGES 12-13, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any to it on FLORIDA COMMUNITY LAW GROUP, P.L., Attorney for ROYAL HILLS OF POLK COUNTY HOMEOWNER'S ASSOCIATION INC, whose address is 1855 Griffin Road, Suite A-423, Dania Beach, FL 33004 and file the original with the clerk of the above styled court on or before FEBRUARY 14, 2019, (or 30 days from the first date of publication, whichever is later); otherwise a default will be entered against you for the relief prayed for in the complaint or petition.
This notice shall be published once a week for two consecutive weeks in the POLK BUSINESS OBSERVER
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.
WITNESS my hand and the seal of said court at POLK County, Florida on this 8th day of January, 2019.
STACY M. BUTTERFIELD
As Clerk, Circuit Court
POLK County, Florida
(SEAL) By: Asuncion Nieves
As Deputy Clerk
Florida Community Law Group, P.L.
Jared Block, Esq.
1855 Griffin Road, Suite A-423
Dania Beach, FL 33004
Phone: (954) 372-5298
Fax: (866) 424-5348
Email: jared@flclg.com
Fla Bar No.: 90297
January 18, 25, 2019 19-00103K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA CIVIL DIVISION
CASE NO.: 2017CA002947000000
LIVE WELL FINANCIAL, INC.,
Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH, UNDER OR AGAINST MARY KATE KNOWLES, et al
Defendant(s).
To: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY THROUGH, UNDER OR AGAINST RONALD H. FOSTER
Last Known Address: Unknown
Current Address: Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:
THE SOUTH 195.98 FEET OF THE WEST 221.76 FEET OF THE SOUTHWEST ¼ OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 17, TOWNSHIP 27 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA.
3939 DUFF ROAD, LAKELAND, FL 33810
Parcel #:
172723-000000-012050
has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on THE GEHEREN FIRM, P.C., Plaintiff's attorney, whose address is 400 N. Tampa Street Suite 1050, Tampa, FL 33602, and file the original with 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.
Default Date: January 11, 2019
This notice shall be published once a week for two consecutive weeks in the BUSINESS OBSERVER - POLK COUNTY
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.
WITNESS my hand and the seal of this court on this 5 day of DEC, 2018.
Stacy M. Butterfield
Clerk of the Circuit Court
(SEAL) By: Asuncion Nieves
Deputy Clerk
THE GEHEREN FIRM, P.C.
Plaintiff's attorney
400 N. Tampa Street Suite 1050
Tampa, FL 33602
January 11, 18, 2019 19-00035K

SECOND 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.: 2014CA004805
U.S. BANK, N.A. AS TRUSTEE ON BEHALF OF MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 2000-3,
Plaintiff(s), vs.
VERNON K. LOVETT; THE UNKNOWN SPOUSE OF VERNON K. LOVETT; COUNTRY VIEW ESTATES III & IV PROPERTY OWNERS ASSOCIATION, INC.; THE UNKNOWN TENANT IN POSSESSION OF 6945 DOVE MEADOW TRAIL, LAKELAND, FL 33810,
Defendant(s).
NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on 21st day of August, 2017, 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 4th day of February, 2019 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:
Lot 294, COUNTRY VIEW ESTATES PHASE 3A, according to the map or plat thereof as recorded in Plat Book 101, Page 31, Public Records of Polk County, Florida. Together with that certain 2000 Savannah 76 x 28 Mobile Home having VIN of AVGA1184A and VIN of AVGA1184B.

Property address: 6945 Dove Meadow Trail, Lakeland, FL 33810
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.
AMERICANS WITH DISABILITIES ACT. IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE 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.
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 7th day of January, 2019:
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@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.
U.S. Bank , N.A. vs. Vernon K. Lovett
TDP File No. 14-000105-5
January 11, 18, 2019 19-00051K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT,
IN AND FOR POLK COUNTY,
FLORIDA.
CASE No.
2018CA000817000000
REVERSE MORTGAGE SOLUTIONS, INC.,
PLAINTIFF, VS.
MABLE L. STILLION, ET AL.
DEFENDANT(S).
NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated December 21, 2018 in the above action, the Polk County Clerk of Court will sell to the highest bidder for cash at Polk, Florida, on January 24, 2019, at 10:00 AM, at www.polk.realforeclose.com for the following described property:
Lot 36, LAKE N GOLF ESTATES, according to the map or plat thereof recorded in Plat Book 69, Page 44, Public Records of Polk County, Florida.
Joined by that certain mobile home described as a 1980 Barrington with VIN Numbers ID # FLFL2A945333044 and FLFL2B945333044 which has been permanently affixed to the described property.
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: Jeffrey Alterman, Esq.
FBN 114376
Our Case #: 17-001423-FHA-GNMA-REV\2018CA000817000000\RMS
January 11, 18, 2019 19-00044K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 18CP-3386
IN RE: ESTATE OF
JOANNE THRASHER STERN,
Deceased,
SSN: XXX-XX-6167
The administration of the estate of JOANNE THRASHER STERN, deceased, whose date of death was October 15, 2018, and whose Social Security Number is XXX-XX-6167, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. 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 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 SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD 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 the 11th day of January, 2019.
Personal Representative:
Milford J. Stern, III
7879 Hollins Court Dr.
Roanoke, VA 24019
Attorney for Personal Representative:
Michael A. Johnson
Florida Bar #: 0474258
P.O. Box 1397
Lakeland, FL 33802-1397
Telephone: (863) 688-0741
Fax#: (863) 688-0472
Primary email:
majlaw@tampabay.rr.com
January 11, 18, 2019 19-00047K

SECOND INSERTION

NOTICE OF SALE
Affordable Self Storage of Bartow
1515 Centennial Blvd.
Bartow, FL 33830
(863)533-5597
Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Cash or Credit cards only for all purchases & tax resale certificates required, if applicable.

A13	E. Rodriguez
A19	A. Scott
A22	J. Bird
B05	D. Wilson
B13	S. Benton
B28	D. Hartsaw
B30	J. Allsworth
B32	C. Manning
C15	L. Watler
D11	K. Gay
E02	C. Manning
E24	C. Nichole
E35	M. Williams
F03	E. Norsworthy
F14	K. Caron
F19	M. Harper
F23	G. Davis
G02	B. Atwell
G19	T. Cave
H05	S. Harris Kinsey
H07	T. Woody
H25	A. Edward
J01	B. Ray
J20	L. Myers

Units will be listed on www.storagetreasures.com Auction ends on January 28h ,2019 @11:00 AM or after
January 11, 18, 2019 19-00057K

SECOND INSERTION

Notice is hereby given that on 1/25/19 at 10:30 am, the following mobile homes will be sold at public auction pursuant to F.S. 715.109:
1981 BRIG #3B3640291A & 3B3640291B. Last Tenant: Peggy Gay Rivera.
1986 DELO #2D8355A & 2D8355B. Last tenants: Joseph Wayne Solomon & Gloria Ann Solomon.
1981 BRIG #3B36L40132A & 3B36L40132B. Last tenants: Elaine Sharon Ranney.
Realty Systems- Arizona Inc.- 2808 N Florida Ave, Lakeland, FL 33805, 813-282-6754.
January 11, 18, 2019 19-00072K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 18-CP-3492
IN RE: ESTATE OF
JORGE L. LOPEZ-ORTIZ,
aka JORGE LUIS LOPEZ ORTIZ
Deceased.
The administration of the estate of JORGE L. LOPEZ-ORTIZ, also known as JORGE LUIS LOPEZ ORTIZ, deceased, whose date of death was May 24, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: January 11, 2019.
GLORIA PACHECO
Personal Representative
3216 Bear Creek Lane
Lakeland, FL 33810
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
January 11, 18, 2019 19-00054K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 18-CP-3170
IN RE: ESTATE OF
JENNIFER MARIE FORD,
Deceased.
The administration of the estate of JENNIFER MARIE FORD, deceased, whose date of death was September 29, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is: January 11, 2019.
JAMIE WALKER
Personal Representative
401 West Florida Avenue, Apt. D3
Haines City, FL 33844
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
January 11, 18, 2019 19-00053K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 18CP-3412
IN RE: ESTATE OF
MALCOLM W. HILLSGROVE
Deceased.
The administration of the estate of Malcolm W. Hillsgrove, deceased, whose date of death was May 23, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33813. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is January 11, 2019.
Personal Representative:
Yvonne J. Hillsgrove
5503 Harbor Drive E
Lakeland, Florida 33809
Attorney for Personal Representative:
L. Caleb Wilson
Attorney
Florida Bar Number: 73626
CRAIG A. MUNDY, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
January 11, 18, 2019 19-00046K

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.
532018CA002295000000
FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA,
Plaintiff, vs.
CHRIS H. CLARK; UNKNOWN SPOUSE OF CHRIS H. CLARK; EQUABLE ASCENT FINANCIAL, LLC F/K/A HILCO RECEIVABLES, LLC; STATE FARM INSURANCE COMPANY, A/S/O DEBRA BURNETT; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY;
Defendants,
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 19, 2018, and entered in Case No. 532018CA002295000000, of the Circuit Court of the 10th Judicial Circuit in and for POLK County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA is Plaintiff and CHRIS H. CLARK; UNKNOWN SPOUSE OF CHRIS H. CLARK; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; EQUABLE ASCENT FINANCIAL, LLC F/K/A HILCO RECEIVABLES, LLC; STATE FARM INSURANCE COMPANY, A/S/O DEBRA BURNETT; are defendants. STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK.REALFORECLOSE.COM, at 10:00 A.M., on the 4th day of February, 2019, the following described property as set forth in said Final Judgment, to wit:
LOT 54, LONE PINE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 77, PAGE 38, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH A CERTAIN DOUBLEWIDE 1990 MOBILE HOME WITH VIN#32620421AZ, TITLE #48605327 AND VIN#32620421BZ, TITLE #48573707.
A person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.
This notice is provided pursuant to Administrative Order No.1-21.5.
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 9 day of January, 2019.
Kathleen Angione, Esq.
Bar. No.: 0175651
Submitted by:
Kahane & Associates, P.A.
8201 Peters Road, Ste.3000
Plantation, FL 33324
Telephone: (954) 382-3486
Telefacsimile: (954) 382-5380
Designated service email:
notice@kahaneandassociates.com
File No.: 18-01056 SET
V3.20160920
January 11, 18, 2019 19-00065K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 53-2018-CA-002775
U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST,
Plaintiff, vs.
JOHN G. BAIKIE A/K/A JOHN BAIKIE, et al,
Defendant(s).
To: JOHN G. BAIKIE A/K/A JOHN BAIKIE
Last Known Address:
712 Birkdale Street
Davenport, FL 33897
Current Address: Unknown
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS.
Last Known Address: Unknown
Current Address: Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:

LOT 67, HIGHLANDS RESERVE PHASE 5, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 113, PAGES 8 THROUGH 11, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
A/K/A 712 BIRKDALE ST, DAVENPORT, FL 33897
has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before February 6, 2019 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.
This notice shall be published once a week for two consecutive weeks in the Business Observer.
**See the Americans with Disabilities Act
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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.
WITNESS my hand and the seal of this court on this 31 day of DEC, 2018.
Stacy M. Butterfield
Clerk of the Circuit Court
(SEAL) By: Asuncion Nieves
Deputy Clerk
Albertelli Law
P.O. Box 23028
Tampa, FL 33623
CB - 18-015068
January 11, 18, 2019 19-00029K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 18-CP-3534
IN RE: ESTATE OF
JEFFREY C. PEREZ,
Deceased.

The administration of the estate of JEFFREY C. PEREZ, deceased, whose date of death was February 7, 2017, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: January 11, 2019.

EDITA PEREZ
Personal Representative
3421 Fox Ridge Street
Winter Haven, FL 33884
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue,
Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrivera@hnh-law.com
January 11, 18, 2019 19-00055K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 18-CP-3431
IN RE: ESTATE OF
ROGER R. PICARD,
aka ROGER ROY PICARD
Deceased.

The administration of the estate of ROGER R. PICARD, also known as ROGER ROY PICARD, deceased, whose date of death was June 20, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: January 11, 2019.

LINDA PICARD BUTLER, FKA
LINDA ANN BUTLER
Personal Representative
203 Mather Smith Dr.
Oakland, FL 34760
JAMES P. HINES, JR.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines PL
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813 251-8659
Email: jhinesjr@hnh-law.com
January 11, 18, 2019 19-00064K

SECOND INSERTION

NOTICE OF SALE PURSUANT TO
CHAPTER 45
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 53-2016-CA-002655
BANK OF AMERICA, N.A.,
Plaintiff, vs.
GREEN EMERALD HOMES, LLC,
et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated December 18, 2018, and entered in Case No. 53-2016-CA-002655 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Bank of America, N.A., is the Plaintiff and Green Emerald Homes, LLC, Miriam M. Padron, Princeton Manor Homeowners Association, Inc., Unknown Party #1 n/k/a Timothy Campbell, Unknown Party #2 n/k/a Sherry Campbell, Any And All Unknown Parties Claiming by, Through, Under, And Against The Herein named Individual Defendant(s) Who are not Known To Be Dead Or Alive, Whether Said Unknown Parties May Claim An Interest in Spouses, Heirs, Devisees, Grantees, Or Other Claimants are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 22nd day of January, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 8, PRINCETON MANOR, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 144, PAGE 6, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 924 PRINCETON MANOR LANE, LAKELAND, FL 33809

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 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 29th day of December, 2018.

/s/ Christos Pavlidis
Christos Pavlidis, Esq.
FL Bar # 100345
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
(813) 221-9171 facsimile
eService: servealaw@albertellilaw.com
CN - 16-009631
January 11, 18, 2019 19-00027K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. 2018CA001283000000
PACIFIC UNION FINANCIAL, LLC
Plaintiff, v.
OSWALD LEON GIBSON; KAREN MARCEL GIBSON; UNKNOWN TENANT 1; UNKNOWN TENANT 2;
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 20, 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:

LOT 32 AND THE WEST 1/2 OF LOT 33, DREXEL PARK SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE 38, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

a/k/a 2222 DREXEL BLVD, AUBURNDALE, FL 33823

at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on January 23, 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 2nd day of January, 2019.

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: Peter E. Lanning
FBN#562221
1000000739
January 11, 18 2019 19-00031K

SECOND INSERTION

NOTICE OF RESCHEDULED SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 2017CA001184000000
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
COURTNEY P. DASHER, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 17, 2018, and entered in Case No. 2017CA001184000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Nationstar Mortgage LLC, is the Plaintiff and Courtney P. Dasher, Jerry L. Dasher a/k/a Jerry L. Dasher, II, Association of Poinciana Villages, Inc., Castle Credit Co Holdings, LLC, Poinciana Village Seven Association, Inc., Polk County, Florida, Unknown Party #1 n/k/a Shayla Ligon, Unknown Party #2 n/k/a Artavis Williams, 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 30th day of January, 2019 , the following described property as set forth in said Final Judgment of Foreclosure:

LOT 9, BLOCK 1006, POINCIANA NEIGHBORHOOD 4, VILLAGE 7, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 53, PAGE 4 - 18, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

A/K/A 1727 SAIL COURT, POINCIANA, FL 34759

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 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 3rd day of January, 2019.

/s/ Justin Swosinski
Justin Swosinski, Esq.
FL Bar # 96533
Albertelli Law
Attorney for Plaintiff
P.O. Box 23028
Tampa, FL 33623
(813) 221-4743
17-006788
January 11, 18, 2019 19-00028K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
Case #: 2018-CA-002161
DIVISION: 15
Wells Fargo Bank, National Association
Plaintiff, -vs.-
Sheryl L. Rogers a/k/a Sheryl Rogers; Unknown Spouse of Sheryl L. Rogers a/k/a Sheryl Rogers; Polk County, Florida; United States of America, Acting Through the Secretary of Housing and Urban Development; Florida State University Credit Union; Winchester Estates Homeowners Association of Polk County, 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-002161 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, National Association, Plaintiff and Sheryl L. Rogers a/k/a Sheryl Rogers are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on March 12, 2019, the following described property as set forth in said Final Judgment, to-wit:

LOT 46, WINCHESTER ESTATES, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 143, PAGE 16, 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.

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
18-312331 FC01 WNI
January 11, 18, 2019 19-00040K

SECOND INSERTION

AMENDED
NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
File No. 2018-CP-3199
Probate Division
IN RE: ESTATE OF
Ronald L. Guerette,
Deceased.

The administration of the estate of Ronald L. Guerette, deceased, whose date of death was 5/7/2018 is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway, Bartow, Florida 33830. The names and addresses of the personal representative and of the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is January 11, 2019.

Rosemary Guerette,
Personal Representative
2205 Saint George Drive,
Davenport, Florida 33837
JOHN THOMAS CARDILLO, Esq.
(Florida Bar # 0649457)
CARDILLO, KEITH
& BONAQUIST, P.A.
3550 East Tamiami Trail
Naples, FL 34112-4905
Phone: (239) 774-2229
Fax: (239) 774-2494
Email: jtcardillo@ckblaw.com
Secondary:
jtcardilloassistant@ckblaw.com
Attorneys for Personal Representative
January 11, 18, 2019 19-00052K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 18CP-3525
IN RE: ESTATE OF
Robert Allen Wilson
deceased.

The administration of the estate of Robert Allen Wilson, deceased, Case Number 18CP-3525, 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 co-personal representatives and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 11, 2019.

Tonya Carol Rogers
Co-Personal Representative
Address: 938 Lakeside Ave. S.,
Lakeland, FL 33803
Mary Elizabeth Wiseheart
Co-Personal Representative
Address: 1421 Timberidge Loop S.,
Lakeland, FL 33809
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
Co-Personal Representatives
January 11, 18, 2019 19-00073K

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.:
2017-CA-001929-0000-00
PHH MORTGAGE CORPORATION
Plaintiff, vs.
UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JESUS REYES, DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; MARIBEL SANTIAGO A/K/A MARIBELL SANTIAGO; UNKNOWN SPOUSE OF MARIBEL SANTIAGO A/K/A MARIBELL SANTIAGO; JANET REYES A/K/A JANET GARCIA; UNKNOWN TENANT #1 N/K/A CANDACE REYES; UNKNOWN TENANT #2; JEFFREY FRIEDLANDER, MD; CAPITAL ONE BANK, F.S.B.; CAPITAL ONE BANK (USA), NA; LVNV FUNDING, LLC,
Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure dated December 20, 2018, and entered in Case No. 2017-CA-001929-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein PHH MORTGAGE CORPORATION, is Plaintiff and UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JESUS REYES, DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; MARIBEL SANTIAGO A/K/A MARIBELL SANTIAGO; UNKNOWN SPOUSE OF MARIBEL SANTIAGO A/K/A MARIBELL SANTIAGO; JANET REYES A/K/A JANET GARCIA; UNKNOWN TENANT #1 N/K/A CANDACE REYES; UNKNOWN TENANT #2; JEFFREY FRIEDLANDER, MD; CAPITAL ONE BANK, F.S.B.; CAPITAL ONE BANK (USA), NA; LVNV FUNDING, LLC, 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 4th day of February, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 3, COUNTRY RIDGE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 67, PAGE 30, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 1434 COUNTRY RIDGE DR., LAKELAND, FL 33801

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 3 day of January, 2019.

McCabe, Weisberg & Conway, LLC
By: Robert A. McLain, Esq.
FBN: 195121
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 #: 16-401314
January 11, 18, 2019 19-00036K

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. 2018CA002337000000
DITECH FINANCIAL LLC FKA GREEN TREE SERVICING LLC,
Plaintiff, vs.
JULIE A. KEATON, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 19, 2018, and entered in 2018CA002337000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and JULIE A. KEATON; UNKNOWN SPOUSE OF JULIE A. KEATON N/K/A BYRON KEATON; CITY OF LAKELAND, FLORIDA are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 01, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 20 IN BLOCK C OF EDGEWOOD PARK UNIT TWO, POLK COUNTY, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 43 AT PAGE 47 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 2925 STANHOPE AVE, LAKELAND, FL 33803

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

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 8 day of January, 2019.

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\Susan Sparks
Susan Sparks, Esquire
Florida Bar No. 33626
Communication Email:
ssparks@rasflaw.com
18-179613 - MaS
January 11, 18, 2019 19-00069K

SECOND INSERTION

IN THE CIRCUIT COURT,
IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 17-CA-002702-000000
SILVERLEAF RESORTS, INC.
Plaintiff, vs.
TROTZ ET AL.,
Defendant(s).

NOTICE OF SALE AS TO:

Notice is hereby given that on 1/24/19 at 10:00 a.m. Eastern time at www.polk.realforeclose.com,, Clerk of Court, Polk County, Florida, will offer for sale the above described UNIT/WEEKS of the following described real property:

An undivided interest as tenant-in-common in and to the below Unit No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort") , according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration") , with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions in the Declaration and any amendments thereto

Count II Barbara Whittmore
Interest 1.923%, Use Period No./Unit No. 14/18, Building C ,
Count III Carol Kuykendall
Interest 1.923%, Use Period No./Unit No. 45/20, Building C ,
Count IV Christopher A. Russell and Tracy A. Phipps
Interest 1.923%, Use Period No./Unit No. 40/20, Building C ,
Count V Lucille D. Reese and William A. Reese
Interest 1.923%, Use Period No./Unit No. 13/22, Building C ,
Count VI Elizabeth Estrada and Ismael Mendoza-Lopez
Interest 1.923%, Use Period No./Unit No. 14/23, Building C ,
Count VII Jesus Contreras, Jr. and Debra Cabrera
Interest 1.923%, Use Period No./Unit No. 23/24, Building C ,
Count VIII Shelly Shirocky
Interest 1.923%, Use Period No./Unit No. 41/24, Building C ,
Count IX Neville L. Graham and Margie R. Graham
Interest 1.923%, Use Period No./Unit No. 30/25, Building D ,
Count X Pamela A. Holmes
Interest 1.923%, Use Period No./Unit No. 52/27, Building D ,
Count XII Elliott Broughton and Andrea Broughton
Interest 1.923%, Use Period No./Unit No. 11/20, Building C ,

The aforesaid sales will be made pursuant to the final judgments of foreclosure as to the above listed counts, respectively, in Civil Action No. 17-CA-002702-000000.

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 January 8, 2019
JERRY E. ARON, P.A.
Jerry E. Aron, Esq.
Attorney for Plaintiff
Florida Bar No. 0236101
2505 Metrocentre Blvd., Suite 301
West Palm Beach, FL 33407
Telephone (561) 478-0511
Facsimile (561) 478-0611
jaron@aronlaw.com
mevans@aronlaw.com
January 11, 18, 2019 19-00063K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
Case No. 2018-CA-000927
The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-9
Plaintiff, vs.
THE ESTATE OF NANCY B. WILTSHIRE A/K/A NANCY B. WILTSHIRE (DECEASED) and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, LAURA L. WILTSHIRE; CATHY E. WHISTIN; UNKNOWN SPOUSE OF CATHY E. WHISTIN; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT and TENANT IV/UNKNOWN TENANT, in possession of the subject real property,
Defendants.

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Polk County, Florida will sell the following property situated in Polk County, Florida described as:

See EXHIBIT "A"
EXHIBIT "A"

The land with the buildings thereon situated in Bartow, Polk County, State of FL being known and numbered:
925 Lusk Place, Bartow, FL 33830 as more particularly described as follows:
Parcel ID#
083025-406500-012231
Beginning at the NW corner of Lot 23, proceed South along West lot line for 45 feet, then Southeasterly to SE corner of Lot 23, then Northerly along East lot line for 50 feet to NE corner of Lot 23, then Northwesterly along Lot line to Point of Beginning, and lot 24, in Block 12. Hacklake Subdivision, of Section 8, Township 30 South, Range 25 East.
AND
A Portion of the Lot 23, Block 12 of Hacklake, a subdivision recorded in Plat Book 11, Page 43, of the Public Records of Polk County, Florida being described as follows:
Commence at the Northwest corner of said lot 23: hence South 00°14'16" East along the west line of said Lot 23 a distance of 45.00 feet to the POINT OF BEGINNING: thence continue South 00° 14'16" East along the West line 01 said Lot 23 a distance of 19.17 feet, thence South 86°02'26" East a distance of 69.95 feet; thence South 74°20'06" East a distance of 73.64 feet to the Southeast corner of said Lot 23; thence North 72°44'14" West a distance of 147.45 feet to the aforementioned west line of said Lot 23 and the POINT OF BEGINNING.

at public sale, to the highest and best bidder for cash, at www.polk.realforeclose.com, at 10:00 a.m. on January 24, 2019. The highest bidder shall immediately post with the Clerk, a deposit equal to five percent (5%) of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Court. Final payment must be made on or before 12:00 P.M. (Noon) the day following the sale by cash or cashier's check.

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.

LAW OFFICE OF GARY GASSEL, P.A.
2191 Ringling Boulevard
Sarasota, Florida 34237
(941) 952-9322
Attorney for Plaintiff
By: GARY GASSEL, ESQUIRE
Florida Bar No. 500690
January 11, 18 2019 19-00034K

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
or e-mail legal@businessobserverfl.com
Business Observer
LV10184

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. 2017CA002583000000
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2006-2 MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2006-2,
Plaintiff, vs.
SUSAN D WILLIAMS A/K/A SUSAN WILLIAMS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 19, 2018, and entered in 2017CA002583000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2006-2 MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2006-2 is the Plaintiff and SUSAN D WILLIAMS A/K/A SUSAN WILLIAMS; POLK COUNTY, FL are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on February 01, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 2, SHADOW WOOD SUBDIVISION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 65, PAGE 49, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 4210 SHADOW WOOD DR, 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.

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 8 day of January, 2019.
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\Susan Sparks
Susan Sparks, Esquire
Florida Bar No. 33626
Communication Email:
ssparks@rasflaw.com
17-039864 - MaS
January 11, 18, 2019 19-00068K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.
53-2016-CA-002688-0000-00
WELLS FARGO BANK, NA
Plaintiff, v.
DANIEL P. FAINT; SUSAN RAE FAINT; UNKNOWN TENANT 1; UNKNOWN TENANT 2; PEBBLEBROOKE ESTATES HOMEOWNERS ASSOCIATION, INC.
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on October 31, 2018, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 26, PEBBLEBROOKE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 132, PAGE 18, PUBLIC RECORDS OF POLK COUNTY, FLORIDA
a/k/a 8668 PEBBLEBROOKE WAY, LAKELAND, FL 33810-1325

at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on January 29, 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 2 day of January, 2019.
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 FIVECOAT
FBN# 122068
888160660
January 11, 18, 2019 19-00033K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL DIVISION
Case #: 2016-CA-001917
DIVISION: 15
Nationstar Mortgage LLC
Plaintiff, -vs.-
Sharon E Croak a/k/a Sharon Croak; Michael E McCann; Unknown Spouse of Sharon E. Croak a/k/a Sharon Croak; Unknown Spouse of Michael E. McCann; Ditech Financial LLC, Successor in Interest to Conseco Finance Servicing Corp.; Country View Estates III & IV Property Owners Association, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2016-CA-001917 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Nationstar Mortgage LLC, Plaintiff and Sharon E Croak a/k/a Sharon Croak are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 14, 2019, the following described property as set forth in said Final Judgment, to-wit:

LOT 30, COUNTRY VIEW ESTATES PHASE 3, ACCORDING TO MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 94, PAGES 18 THROUGH 23, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 1994, MAKE: AUGUSTA BY AUGUSTA/GENERAL, VIN#: GMHGA137930152A AND VIN#: GMHGA137930152B.

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.

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
16-300461 FC01 CXE
January 11, 18, 2019 19-00038K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CASE NO.
2018CA-001543-0000-00
U.S. BANK NATIONAL ASSOCIATION, AS SUCCESSOR TRUSTEE TO LASALLE BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BEAR STEARNS ASSET BACKED SECURITIES I TRUST, ASSET-BACKED CERTIFICATES, SERIES 2007-HE4,
Plaintiff(s), VS.
EMORY S. CANNON; TANYA D. FRAZER; CARMEL FINANCIAL CORP.; MICROF LLC; UNKNOWN SPOUSE OF TANYA D. FRAZER N/K/A ROAN FRAZER; UNKNOWN TENANT #1; UNKNOWN TENANT #2; UNKNOWN SPOUSE OF EMORY S. CANNON; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO DEAD OR ALIVE, WHETHER UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

Notice is hereby given that pursuant to a Final Judgment entered on NOVEMBER 16, 2018 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

Lot 28, Haven Grove Estates Unit No. 2, according to the plat thereof as recorded in Plat Book 48, Page 6, of the Public Records of Polk County, Florida
Property Address: 2648 Trinity Cir NW, Winter Haven, FL 33881

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 31ST day of JANUARY, 2019.

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.

WITNESS my hand and the seal of the Court on this 27th day of December, 2018.

STACY M. BUTTERFIELD, CPA
Clerk of the Circuit Court
Drawer CC-12, P. O. Box 9000
Bartow, Florida 33831-9000
(SEAL) By Carolyn Mack
Deputy Clerk
January 11, 18, 2019 19-00043K

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. 2016CA002593000000
U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING INTEREST BY, THROUGH UNDER OR AGAINST THE ESTATE OF MONICA F. WEST A/K/A MONICA WEST, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 07, 2017, and entered in 2016CA002593000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff and THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING INTEREST BY, THROUGH UNDER OR AGAINST THE ESTATE OF MONICA F. WEST A/K/A MONICA WEST, DECEASED; LEACROFT ANTHONY WEST A/K/A LEACROFT A. WEST; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY- INTERNAL REVENUE SERVICE 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 22, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 2, INTERLACHEN HEIGHTS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 35, PAGE(S) 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
Property Address:
1640 CRYSTAL LAKE DR, LAKELAND, FL 33801

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

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 3 day of January, 2019.
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\Susan Sparks
Susan Sparks, Esquire
Florida Bar No. 33626
Communication Email:
ssparks@rasflaw.com
17-025819 - RuC
January 11, 18, 2019 19-00037K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 18CP-3410
IN RE: ESTATE OF
ALLIE FRANCES McGRAW HARDY,
Deceased,
SSN: XXX-XX-5148

The administration of the estate of ALLIE FRANCES McGRAW HARDY, deceased, whose date of death was October 30, 2018, and whose Social Security Number is XXX-XX-5148, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the co-personal representatives and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

NOTWITHSTANDING THE TIME PERIOD 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 the 11th day of January, 2019.

Co-Personal Representatives:
Betty Hardy Harrell
P.O. Box 1790
Avon Park, FL 33826
Samuel David Hardy
203 S. Hydrangea Ave.
Polk City, FL 33868-9216
Attorney for
Co-Personal Representatives:
Michael A. Johnson
Florida Bar #: 0474258
P.O. Box 1397
Lakeland, FL 33802-1397
Telephone: (863) 688-0741
Fax#: (863) 688-0472
Primary email:
majlaw@tampabay.rr.com
January 11, 18, 2019 19-00056K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT,
IN AND FOR POLK COUNTY,
FLORIDA.
CASE No. 532018CA000104000000
DITECH FINANCIAL LLC,
PLAINTIFF, VS.
JAMES K. DUKES A/K/A JAMES KEITH DUKES, ET AL.
DEFENDANT(S).
To: Brenda L. Dukes a/k/a Brenda Lee Dukes & Unknown Spouse of Brenda L. Dukes a/k/a Brenda Lee Dukes
RESIDENCE: UNKNOWN
LAST KNOWN ADDRESS:
508 Oak St., Auburndale, FL 33823

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

Lot 4 and N ½ of Lot 5, Block 18, Auburndale Heights, according to the Plat thereof, as recorded in Plat Book 2, at Page 13, 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 this action, on Tromberg Law Group, P.A., attorneys for Plaintiff, whose address is 1515 South Federal Highway, Suite 100, Boca Raton, FL 33432, and file the original with the Clerk of the Court, within 30 days after the first publication of this notice, either before 2/11/2019 or immediately thereafter, otherwise a default may be entered against you for the relief demanded in the Complaint.

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

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: JAN 04 2019

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

Tromberg Law Group, P.A.
attorneys for Plaintiff
1515 South Federal Highway,
Suite 100
Boca Raton, FL 33432
Our Case #: 17-001507-FNMA-F\532018CA000104000000\DITECH
January 11, 18, 2019 19-00067K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT, IN AND
FOR POLK COUNTY,
FLORIDA
CIVIL DIVISION: DIV. J
CASE NO.:
2018CA-002070-0000-00
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KIARA L. BUTLER A/K/A KIARA LAJOY BUTLER, et al.,
Defendants.
TO: UNKNOWN SPOUSE OF KIARA L. BUTLER A/K/A KIARA LAJOY BUTLER
213 SUMMER VIEW DRIVE, WINTER HAVEN, FL 33880

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

LOT 1, VARNER HEIGHTS, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 93, PAGE 35, IN 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 Choice Legal Group, P.A., Attorney for Plaintiff, whose address is P.O. BOX 9908, FT. LAUDERDALE, FL 33310-0908 on or before 01/17/2019, 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 complaint.

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

WITNESS my hand and the seal of this Court this 10th day of December, 2018.

STACY M. BUTTERFIELD, CPA
As Clerk of the Court
By /s/ Tamika Joiner
As Deputy Clerk

Choice Legal Group, P.A.,
Attorney for Plaintiff
P.O. BOX 9908
FT. LAUDERDALE, FL 33310-0908
18-00874
January 11, 18, 2019 19-00030K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT,
IN AND FOR POLK COUNTY,
FLORIDA
CASE NO.: : 2018CA002300
CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF NRZ PASS-THROUGH TRUST VI,
Plaintiff, vs.
DONALD HODGE; et. al.,
Defendants.
NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on December 11, 2018 in the above-styled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on January 25, 2019 at 10:00 A.M., at www.polk.realforeclose.com, the following described property:

COMMENCE AT THE NW CORNER OF THE SW 1/4 OF SECTION 30, TOWNSHIP 31 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, THENCE RUN EAST 622 FEET AND THENCE SOUTH 420 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 140 FEET, THENCE EAST 121 FEET, THENCE NORTH 140 FEET, THENCE WEST 121 FEET TO THE POINT OF BEGINNING, LESS THE NORTH 15 FEET AND THE EAST 15 FEET THEREOF FOR ROAD RIGHT OF WAY.

Property Address: 161 BROOKS ROAD, FROSTPROOF, FLORIDA 33843

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.

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: 1/2/19
Michelle A. DeLeon, Esquire
Florida Bar No.: 68587
Quintairos, Prieto, Wood & Boyer, P.A.
255 S. Orange Ave., Ste. 900
Orlando, FL 32801-3454
(855) 287-0240
(855) 287-0211 Facsimile
E-mail: servicecopies@qpwblaw.com
E-mail: mdeleon@qpwblaw.com
Matter # 113265
January 11, 18, 2019 19-00045K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL DIVISION
Case #: 2015-CA-002835
DIVISION: 8
U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, SUCCESSOR IN INTEREST TO BANKOF AMERICA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR AFC TRUST SERIES 1999-4
Plaintiff, -vs.-
Joseph L. Mitchell; Jacqueline K. Fralic; Mary J. Mitchell; Capital One Bank (USA), N.A. f/k/a Capital One Bank; North Star Capital Acquisition, LLC as Assignee of Wells Fargo; Unknown Tenant #1; Unknown Spouse of Joseph L. Mitchell; Unknown Spouse of Jacqueline K. Fralic; Unknown Spouse of Mary J. Mitchell; Unknown Heirs, Devisees, Grantees, Assignees, Creditors and Lienors of Judith Paul a/k/a Judith Mitchell, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s)Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2015-CA-002835 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, SUCCESSOR IN INTEREST TO BANK OF AMERICA, NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, SUCCESSOR BY MERGER TO LASALLE BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR AFC TRUST SERIES 1999-4, Plaintiff and Joseph L. Mitchell are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on February 18, 2019, the following described property as set forth in said Final Judgment, to-wit:

TRACT S-12 OF LAKE VIEW RANCHES, MORE FULLY DESCRIBED AS:
THE SOUTH HALF OF THE FOLLOWING DESCRIBED PROPERTY:
THE SOUTH 264 FEET OF THE EAST 330 FEET OF THE WEST 990 FEET OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 30 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA. SUBJECT TO AN EASEMENT FOR ROAD PURPOSES OVER THE EAST 25 FEET THEREOF.

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.

Submitted By:
ATTORNEY FOR PLAINTIFF:
SHAPIRO, FISHMAN & GACHÉ, LLP
2424 North Federal Highway,
Suite 360
Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
15-292848 FC01 SPS
January 11, 18, 2019 19-00039K

SECOND INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF
THE TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA.
CIVIL DIVISION
CASE NO. 2017CA002128000000
U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST,
Plaintiff, vs.
MARIA CARTA; CLAUDIO CARTA; IMPERIALAKES MASTER ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE BANK, N.A.; FAIRWAY OAKS ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated December 19, 2018, and entered in Case No. 2017CA002128000000 of the Circuit Court in and for Polk County, Florida, wherein U.S. BANK, NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST is Plaintiff and MARIA CARTA; CLAUDIO CARTA; IMPERIALAKES MASTER ASSOCIATION, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR COUNTRYWIDE BANK, N.A.; FAIRWAY OAKS ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.realforeclose.com , 10:00 a.m., on February 4, 2019 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 11, FAIRWAY OAKS FIRST ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 97, PAGE 43, 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.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 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 January 2, 2019.
SHD Legal Group P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail:
answers@shdlegalgroup.com
By: Sandra A. Little
Florida Bar No.: 949892
Roy Diaz, Attorney of Record
Florida Bar No. 767700
1460-161053 / VMR
January 11, 18, 2019 19-00041K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIVIL ACTION
CASE NO.: 53-2018-CA-003993
WELLS FARGO BANK, N.A.
Plaintiff, vs.
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF CARL LOUIS MITCHELL, DECEASED, et al,
Defendant(s).
To:
DAVID L. WILSON, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF CARL LOUIS MITCHELL, DECEASED;
Last Known Address: 930 E. Tee Circle
Bartow, FL 33830
Current Address: Unknown
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER,
OR AGAINST THE ESTATE OF CARL LOUIS MITCHELL, DECEASED;
Last Known Address: Unknown
Current Address: Unknown
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS.
Last Known Address: Unknown
Current Address: Unknown

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

ALL THAT CERTAIN PROPERTY SITUATED IN THE CITY OF BARTOW IN THE COUNTY OF POLK AND STATE OF FLORIDA AND BEING DESCRIBED IN A DEED DATED 04/16/1981 AND RECORDED 04/27/1981 IN BOOK 2012 PAGE 429 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE AND REFERENCED AS FOLLOWS: LOT 2, BLOCK C, SUBDIVISION PEACE RIVER HEIGHTS 1ST ADDITION, PLAT BOOK 50, PLAT PAGE 1, RECORDED DATE 11/04/1970.
A/K/A 930 E TEE CIRCLE, BARTOW, FL 33830

has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before February 6, 2019, 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.

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

**See the Americans with Disabilities Act

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

WITNESS my hand and the seal of this court on this 31 day of DEC, 2018.

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

Albertelli Law
P.O. Box 23028
Tampa, FL 33623
CB - 18-023002
January 11, 18, 2019 19-00050K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY,
FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 2018CA000452000000
MTGLQ INVESTORS, L.P.
Plaintiff(s), vs.
DONNA BRABANT; BRIAN K. BRABANT; THE UNKNOWN SPOUSE OF BRIAN K. BRABANT; THE UNKNOWN SPOUSE OF DONNA BRABANT; IMPERIAL SOUTHGATE VILLAS CONDOMINIUM ASSOCIATION (SECTION III), INC.; THE UNKNOWN TENANT IN POSSESSION,
Defendant(s).
TO: THE UNKNOWN SPOUSE OF DONNA BRABANT, last known address 2 Rand Drive, Reading, PA 19606

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Polk County, Florida, to foreclose certain real property described as follows:

Unit No. 176, of IMPERIAL SOUTHGATE VILLAS CONDOMINIUM APARTMENTS SECTION THREE, according to the plat thereof as recorded in Condominium Plat Book 1, Page 30, and being further described in that certain Declaration of Condominium recorded in Official Records Book 1435, Page 422, and amended in Official Records Book 1478, Page 790, in Official Records Book 1578, Page 195 and in Official Records Book 1955, Page 633, of the Public Records of Polk County, Florida, together with its undivided interest or share in the common elements, and any amendments thereto .

Property address: 3541 Amity Ave., Unit 176, Lakeland, FL 33803

You are required to file a written response with the Court and serve a copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.
Default Date: February 11, 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, 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 the 4th day of Jan, 2019.

Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: /s/ Asuncion Nieves
Deputy Clerk

Plaintiff Atty:
Padgett Law Group
6267 Old Water Oak Road,
Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
MTGLQ Investors, L.P. vs. Donna Brabant
TDP File No. 17-011330-1
January 11, 18, 2019 19-00066K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
10th JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.:
2018CA-002659-0000-00
BAYVIEW LOAN SERVICING, LLC, a Delaware Limited Liability Company
Plaintiff, vs.
JOHN DAVID WEBER,
Defendants.
NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated December 20, 2018, and entered in Case No. 2018CA-002659-0000-00 of the Circuit Court of the 10th Judicial Circuit, in and for POLK County, Florida, where in BAYVIEW LOAN SERVICING, LLC, a Delaware Limited Liability Company, is the Plaintiff and JOHN DAVID WEBER, are the Defendants, the Clerk of Court shall offer for sale to the highest bidder for cash on February 4, 2019, beginning at 10:00A.M., at www.polk.realforeclose.com , the following described property as set forth in said Summary Final Judgment lying and being situate in POLK County, Florida, to wit:

ALL THAT CERTAIN PARCEL OF LAND IN POLK COUNTY, STATE OF FL, AS MORE FULLY DESCRIBED IN OR BOOK 4735 PAGE 1165 ID# 062826527020002200, BEING KNOWN AND DESIGNATED AS LOT 220, UNIT TWO, LAKE MARIANA ACRES, FILED IN PLAT BOOK 71 AT PAGES 35 & 36. A 1/331ST INTEREST IN THE RECREATION AREA AS SHOWN ON THE PLAT OF LAKE MARIANA ACRES, PLAT BOOK 64 PAGE 10 AND LOT 232 OF LAKE MARIANA ACRES UNIT TWO, PLAT BOOK 71, PAGES 35 & 36, ALL IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH 1981 CRAF MOBILE HOME, ID# 5089A AND 5089B, TITLE# 19156230 AND PARCEL IDENTIFICATION NUMBER 062826527020002200.

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. THE CLERK SHALL RECEIVE A SERVICE CHARGE OF UP TO $70 FOR SERVICES IN MAKING, RECORDING, AND CERTIFYING THE SALE AND TITLE THAT SHALL BE ASSESSED AS COSTS. 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.

NOTICE: 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 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 31 day of December, 2018.

STRAUS & ASSOCIATES, P.A.
Attorneys for Plaintiff
10081 Pines Blvd, Suite C
Pembroke Pines, Fl. 33024
954-431-2000
By: Arnold M. Straus, Jr. Esq.
Fla Bar # 275328
January 11, 18, 2019 19-00042K