# **Public Notices**

#### JUNE 28 - JULY 4, 2019

Susiness

**HOW TO** 

PUBLISH

YOUR

Business

PAGES 21-32

# POLK COUNTY LEGAL NOTICES

#### FIRST INSERTION

PAGE 21

Notice Is Hereby Given that Haines City Rehab, LLC, 409 South 10th Street, Haines City, FL 33844, desiring to engage in business under the fictitious name of Haines City Rehabilitation and Nursing Center, with its principal place of business in the State of Florida in the County of Polk, intends to file an Application for Registration of Fictitious Name with the Florida Department of State. 19-01202K

June 28, 2019

FIRST INSERTION FICTITIOUS NAME NOTICE Notice is hereby given that EFRAIN RAMOS ORTIZ, owner, desiring to

engage in business under the fictitious name of COMO MI BARRIO located at 707 PONDEROSA DR W, LAKE-LAND, FL 33810 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. June 28, 2019 19-01177K

#### FIRST INSERTION FICTITIOUS NAME NOTICE

Notice is hereby given that FLORIDA WATER, LLC, owner, desiring to engage in business under the fictitious name of EAGLE WATER located at 516 LAKE LULU DR, WINTER HAVEN, FL 33880 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. June 28, 2019 19-01187K

#### FIRST INSERTION FICTITIOUS

NAME NOTICE Notice is hereby given that ANTHONY RODRIGUEZ, owner, desiring to engage in business under the fictitious name of KEEP IT TRIM LAWN SERVICE located at PO BOX 952, LAKE ALFRED, FL 33850 intends to register the said name in POLK county

to section 865.09 of the Florida Statutes June 28, 2019 19-01178K

with the Division of Corporations,

Florida Department of State, pursuant

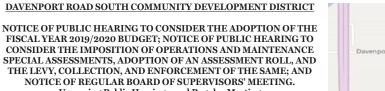
#### FIRST INSERTION FICTITIOUS NAME NOTICE

Notice is hereby given that RUBY PEREZ, owner, desiring to engage in business under the fictitious name of JUMPAROO BOUNCE HOUSE RENTALS located at 4714 WALNUT CIRCLE SOUTH, LAKELAND, FL 33810 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

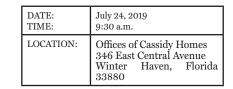
June 28, 2019 19-01191K

#### FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW Pursuant to F.S. §865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Gourmet Classic Salads, located at 240 E. Bullard Ave., in the City of Lake Wales, County of Polk, State of FL, 33853, in-tends to register the said name with the



Upcoming Public Hearings, and Regular Meeting The Board of Supervisors ("Board") for the Davenport Road South Community Development District ("District") will hold the following two public hearings and a regular meeting:



The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, Florida Statutes, to consider the imposition of opera-tions and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2019/2020; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business

Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Chapters 170, 190, and 197, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units / Acres	ERU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)
Phase 1 & 2	369	1.0	\$766.45

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Polk County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2019/2020.

For Fiscal Year 2019/2020, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2019. It is important to pay your assessment be cause failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time. Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at http://davenportroadsouthcdd.com/, or at the offices of the District Manager, lo-cated at PFM Group Consulting LLC, 12051 Corporate Boulevard, Orlando, Florida 32817, Ph: 407-723-5900 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a dis-ability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at ATTEST: the public hearings or meeting is advised that person will need a record of proceedane Gaarlandt ings 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 Secretary/Assistant Secretary appeal is to be based.



DAVENPORT ROAD SOUTH COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS PURSUANT TO CHAPTERS 190, 170, AND 197, FLORIDA STATUTES; INDI-CATING THE NATURE AND ESTIMATED COST OF THE OP-ERATIONS WHOSE COST IS TO BE DEFRAYED BY THE SPE-CIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUB-LICATION OF THIS RESOLUTION.

WHEREAS, the Board of Supervisors of the Davenport Road South Community Development District ("Board") hereby determines to undertake the mainte-nance and operations ("Operations") described in Exhibit A, the District's approved budget for Fiscal Year 2019-2020, incorporated herein by reference; and WHEREAS, it is in the best interest of the Davenport Road South Community

Development District ("District") to pay the cost of the Operations by special as-sessments pursuant to Chapter 190, Florida Statutes ("Assessments"); and WHEREAS, the District is empowered by Chapter 190, the Uniform Commu-

nity Development District Act, to finance, fund, plan, operate, and maintain the Operations and to impose, levy and collect the Assessments; and WHEREAS, the District hereby determines that benefits will accrue to the property maintained and/or operated by the District's Operations, the amount

of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the benefit of each parcel; and WHEREAS, the District hereby determines that the assessments to be levied will not exceed the benefits to the property improved.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVI-SORS OF THE DAVENPORT ROAD SOUTH COMMUNITY DEVELOPMENT DISTRICT:

1. Assessments shall be levied to defray the cost of the Operation 2. The nature of the Operations are described in Exhibit A, which is also on file

and available for public inspection at the District's office.

3. The total estimated cost of the Operations for Fiscal Year 2019-2020 is \$322,379.00 (the "Estimated Cost"). 4. The Assessments will defray approximately \$322,379.00, which is reflective

of the Estimated Cost for the Fiscal Year 2019-2020. 5. The Assessments shall be apportioned based on equivalent residential unit

("ERU") values. 6. The Assessments shall be levied, within the District, on all lots and lands specially benefitting from the Operations and further designated by the assess ment roll hereinafter provided for.

7. There is on file, at the District Records Office, a preliminary assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to inspection by the public.

8. The Assessments shall be due and payable during the 2019-2020 Fiscal Year. The Assessments may be certified for collection by the tax collector or may be collected directly by the District in accordance with Florida law.

9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll.

10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Polk County and to provide such other notice as may be required by law or desired in the best interests of the District.

12. This Resolution shall become effective upon its passage. PASSED AND ADOPTED this 19th day of June, 2019.

DAVENPORT ROAD SOUTH COMMUNITY DEVELOPMENT DISTRICT

/s/Warren K. Heath



Division of Corporations of the Florida Department of State, Tallahassee, Florida

Dated this 21 of June, 2019. BELLAMY BROKERAGE, INC. 240 E. Bullard Ave. Lake Wales, FL 33853 19-01176K June 28, 2019

#### FIRST INSERTION

Personal Property consisting of sofas, TVs, clothes, boxes, household goods, totes, boat and trailer and other personal property used in home, office, or garage will be sold or otherwise disposed of at public sales on the dates and times indicated below to satisfy owners lien for rent and fees due in accordance with Florida Statues: Self storage act, Sections 83.806 and 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.

Ŝabrina Willis E04 Keith Kennedy E07 Rosemarie Smith C32 Chad Ericksburg C37 Shellie Brown A42 Stephanie Swem B26 Wendell Trotman B16 Auction date: 07.25.2019 Mark Davis Affordable Secure Storage- Lakeland 1925 George Jenkins Blvd Lakeland, Florida 33815 June 28; July 5, 2019 19-01175K

Chairperson, Board of Supervisors Composite Exhibit A: Fiscal Year 2019-2020 Budget District Manager Composite Exhibit B: Preliminary Assessment Roll

June 28, July 5, 2019

19-01189K

LV10186

# OFFICIAL COURTHOUSE WEBSITES: MANATEE COUNTY: manateeclerk.com | SARASOTA COUNTY: sarasotaclerk.com CHARLOTTE COUNTY: charlotte.realforeclose.com | LEE COUNTY: leeclerk.org

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

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

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

Check out your notices on: www.floridapublicnotices.com



and select the appropriate County name from the

menu option

# OR E-MAIL:

legal@businessobserverfl.com





## **BUSINESS OBSERVER**

# POLK COUNTY

FIRST INSERTION

#### FIRST INSERTION

TEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM WITHIN 60

who needs any accommodation to par-

ticipate in this proceeding, you are en-titled, 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 ap-

pearance, or immediately upon receiv-ing this notification if the time before

the scheduled appearance is less than

7 days; if you are hearing or voice im-paired, call 711.

2019. Derek Cournoyer

Suite 1045

18-04837-FC

Bar # 1002218 Attorneys for Plaintiff Marinosci Law Group, P.C.

Fort Lauderdale, FL 33309

Phone: (954)-644-8704;

June 28; July 5, 2019

100 West Cypress Creek Road,

Fax (954) 772-9601 ServiceFL@mlg-defaultlaw.com

ServiceFL2@mlg-defaultlaw.com

19-01170K

FIRST INSERTION

WITNESS my hand on June 20,

If you are a person with a disability

DAYS AFTER THE SALE.

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. 2017CA001865000000 Navy Federal Credit Union. Plaintiff, vs. James G. Massey a/k/a

#### James Grant Massey, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order dated June 14, 2019, entered in Case No. 2017CA001865000000 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Navy Federal Credit Union is the Plaintiff and James G. Massey a/k/a James Grant Massey; Unknown Spouse of James G. Massey a/k/a James Grant Massey; Navy Federal Credit Union are the Defendants, that Stacy M. Butter-field, 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 18th day of July, 2019, the following described property as set forth in said Final Judgment, to wit:

Lot 89 Jan Phyl Village Unit No. 1, as shown on map or plat thereof recorded in the Office of the Clerk of the Circuit Court in

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT POLK COUNTY, FLORIDA PROBATE DIVISION UCN: 53-2019CP-001715-0000-XX CASE NUMBER: 2019CP-001715 DIVISION NUMBER: 14 IN RE: ESTATE OF KASTIEL LAMAR ALEXANDER-HINES, DECEASED.

The administration of the intestate estate of KASTIEL LAMAR ALEXAN-DER-HINES, deceased, whose date of death was the 16th day of December, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division; Case Number: 2019CP-001715; UCN: 53-2019CP-001715-0000-XX; the ad-dress of which is Clerk of the Tenth Judicial Circuit Court, Polk County, Florida, Drawer Number: CC-4, P.O. Box 9000, Bartow, Florida 33831-9000. The names and addresses of the co-personal representatives and the copersonal representatives' attorney are set forth below.

All creditors of the decedent and other persons who have claims or demands against the decedent's estate including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICA-TION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NO-TICE ON THEM.

All other creditors of the decedent

#### 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. 2017CA000403000000 U.S. BANK NATIONAL

ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST,

Plaintiff, vs. MARIE STOCKWELL; CARLOS A IRIZARRY; MARIA IRIZARRY; UNITED STATES OF AMERICA; SOLEDAD CARRILLO: POLK COUNTY CLERK OF COURT; HAMPTON HILLS SOUTH HOMEOWNERS ASSOCIATION, INC.; UNKNOWN SPOUSE OF CARLOS A. IRIZARRY; UNKNOWN SPOUSE OF MARIA

and for Polk County, Florida, in Plat Book 36, Pages 28 and 29. 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 26 day of June, 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. 2017CA001865000000 File # 17-F02165 June 28; July 5, 2019 19-01194K

#### FIRST INSERTION

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

ALL CREDITORS MUST FILE CLAIMS AGAINST THE ESTATE WITH THE COURT WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES § 733.702 OR

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 the first publication of this Notice is June 28, 2019. JONYARA CHARINTHIA

MICHELLE ALEXANDER Co-Personal Representative 1216 Alameda Drive North Lakeland, Florida 33805-2311 RAYMOND LAMAR HINES-GRIFFIN

**Co-Personal Representative** 1216 Alameda Drive North

Lakeland, Florida 33805-2311 FELIX F. HILL

Attorney for Co-Personal Representatives Florida Bar Number: 077046 The Law Firm of DUPREE HILL & HILL, P.A.

Attorneys and Counselors at Law 13575 - 58th Street North, Suite 200 Clearwater, Florida 33760-3739 Telephone: 727.538.LAWS (5297)

June 28; July 5, 2019 19-01198K

A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIM-ING 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 July 23, 2019 , the following described property as set forth in said Order or Final Judgment, to-

LOT 8, IN BLOCK NO. 14, OF HAMPTON HILLS SOUTH PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 140, PAGE 1, OF THE PUBLIC RE-CORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM

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

GENERAL JURISDICTION DIVISION

CASE NO. 2018CA001816000000 PENNYMAC LOAN SERVICES, LLC: Plaintiff, vs.

# MICHAEL MARTIN, ET.AL; Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclo-sure dated June 6, 2019, in the abovestyled cause, the Clerk of Court, Stacy M. Butterfield will sell to the highest and best bidder for cash at www.polk. realforeclose.com, on July 12, 2019 at 10:00 am the following described property:

LOT 47 AND THE EAST 1/2 OF LOT 46, BLOCK C, PALMO-REY, ACCORDING TO THE MAP OR PLAT THEREOF, AS **RECORDED IN PLAT BOOK 8** PAGE(S) 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 513 PALEN-CIA PLACE, LAKELAND, FL 33803

ANY PERSON CLAIMING AN IN-

#### NORTH BOULEVARD COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NO-TICE OF REGULAR BOARD OF SUPERVISORS' MEETING

#### Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors ("Board") for the North Boulevard Community Development District ("District") will hold the following two public hearings and a regular meeting

	DATE: FIME:	July 24, 2019 10:15 a.m.	
1	LOCATION:	Offices of Cassidy Homes 346 East Central Avenue Winter Haven, Florida 33880	

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, Florida Statutes, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2019/2020; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

#### Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Chapters 170, 190, and 197, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the

ilearing.				
Land Use	Total # of Units / Acres	ERU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)	
Phase 1 (platted)	137	1.00	\$769.70	
Phase 2 (platted)	79	1.00	\$769.70	
Phase 3 (platted)	173	1.00	\$769.70	

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Polk County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the

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

CASE NO.: 2018CA004340 NATIONS LENDING CORPORATION, AN OHIO CORPORATION,

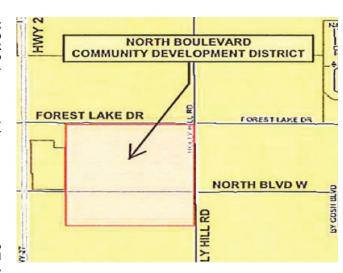
# Plaintiff, vs. MANUEL ANGURELL; et. al.,

**Defendants.** NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on April 22, 2019 in the abovestyled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on July 23, 2019 at 10:00 A.M., at www.polk. realforeclose.com, the following described property:

LOT 14, BLOCK 134, POIN-NEIGHBORHOOD CIANA 3, VILLAGE 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 52, PAGES 19 THROUGH 31, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 661 BEAR COURT, POINCIANA, FL 34759 ANY PERSON CLAIMING AN IN- TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

AMERICANS WITH DISABILI-TIES 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: June 24, 2019 /s/ Michelle A. DeLeon 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: service copies @qpwblaw.commdeleon@qpwblaw.com E-mail: Matter # 122995 June 28; July 5, 2019 19-01182K



#### RESOLUTION 2019-11

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE NORTH BOULEVARD COMMUNITY DEVELOPMENT DIS-TRICT DECLARING SPECIAL ASSESSMENTS PURSUANT TO CHAPTERS 190, 170, AND 197, FLORIDA STATUTES; IN-DICATING THE NATURE AND ESTIMATED COST OF THE OPERATIONS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DE-FRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Board of Supervisors of the North Boulevard Community De-velopment District ("Board") hereby determines to undertake the maintenance and operations ("Operations") described in Exhibit A, the District's approved budget for Fiscal Year 2019-2020, incorporated herein by reference; and WHEREAS, it is in the best interest of the North Boulevard Community Devel-

opment District ("District") to pay the cost of the Operations by special assessments

pursuant to Chapter 190, Florida Statutes ("Assessments"); and WHEREAS, the District is empowered by Chapter 190, the Uniform Community Development District Act, to finance, fund, plan, operate, and maintain the Operations and to impose, levy and collect the Assessments; and WHEREAS, the District hereby determines that benefits will accrue to the prop-

erty maintained and/or operated by the District's Operations, the amount of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the benefit of each parcel; and

WHEREAS, the District hereby determines that the assessments to be levied will not exceed the benefits to the property improved. NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF

- SUPERVISORS OF THE NORTH BOULEVARD COMMUNI-TY DEVELOPMENT DISTRICT:
- 1. Assessments shall be levied to defray the cost of the Operations.
- 2. The nature of the Operations are described in Exhibit A, which is also on file and available for public inspection at the District's office.
- 3. The total estimated cost of the Operations for Fiscal Year 2019-2020 is

#### **IRIZARRY; STATE OF FLORIDA** DEPARTMENT OF REVENUE; **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 June 6, 2019, and entered in Case No. 2017CA000403000000 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 MARIE STOCKWELL; CARLOS A IRIZAR-RY; MARIA IRIZARRY; UNITED STATES OF AMERICA; SOLEDAD CARRILLO; POLK COUNTY CLERK OF COURT; HAMPTON HILLS SOUTH HOMEOWNERS ASSOCIA-TION, INC.: UNKNOWN SPOUSE OF CARLOS A. IRIZARRY; UNKNOWN SPOUSE OF MARIA IRIZARRY; STATE OF FLORIDA DEPARTMENT OF REVENUE; UNKNOWN TEN-ANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST

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.

In accordance with the Americans with Disabilities Act of 1990, if you are a person 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 at (863) 534-4690, within two (2) working days of your receipt of this notice; if you are hearing or voice impaired, call TDD (863) 534-7777 or Florida Relay Service 711.

DATED 6/19/19. 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: Fazia Corsbie Florida Bar No.: 978728 Roy Diaz, Attorney of Record Florida Bar No. 767700 1491-166250 / VMR June 28; July 5, 2019 19-01171K District and due to be collected for Fiscal Year 2019/2020.

For Fiscal Year 2019/2020, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2019. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

#### Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at http://northboulevardcdd.com/, or at the offices of the District Manager, located at PFM Group Consulting LLC, 12051 Corporate Boulevard, Orlando, Florida 32817, Ph: 407-723-5900 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of 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.

/s/Jane Gaarlandt

Secretary/Assistant Secretary

\$278,455.32 (the "Estimated Cost").

4. The Assessments will defray approximately \$278,455.32, which is reflective of the Estimated Cost for the Fiscal Year 2019-2020.

5. The Assessments shall be apportioned based on equivalent residential unit ("ERU") values.

6. The Assessments shall be levied, within the District, on all lots and lands specially benefitting from the Operations and further designated by the assessment roll hereinafter provided for.

7. There is on file, at the District Records Office, a preliminary assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to inspection by the public.

8. The Assessments shall be due and payable during the 2019-2020 Fiscal Year. The Assessments may be certified for collection by the tax collector or may be col-lected directly by the District in accordance with Florida law.

9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll.

10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Polk County and to provide such other notice as may be required by law or desired in the best interests of the District.

12. This Resolution shall become effective upon its passage. PASSED AND ADOPTED this 19th day of June, 2019. TTEST: NORTH BOULEVARD COMMUNITY ATTEST:



District Manager

June 28; July 5, 2019

19-01192K

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY.

FLORIDA

CASE NO.

2018CA-002160-0000-00

WELLS FARGO BANK, NA,

THE UNKNOWN HEIRS.

DEVISEES, GRANTEES,

ASSIGNEES, LIENORS,

CREDITORS, TRUSTEES, OR

BY, THROUGH, UNDER, OR AGAINST DORIS. A SIGMAN,

DECEASED, THE UNKNOWN

CREDITORS, TRUSTEES, OR

BY, THROUGH, UNDER OR

HEIRS, DEVISEES, GRANTEES, ASIGNEES, LIENORS,

OTHER CLAIMANTS CLAIMING

AGAINST FRANK W. SIGMAN III

A/K/A FRANK W. SIGMAN A/K/A FRANK SIGMAN, DECEASED;

AMANDA K SPECHT, CAPITAL

ONE BANK (USA,) N.A.; NICOLE

CHRISTINE BECK: ANY AND ALL

UNKNOWN PARTIES CLAIMING

BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED

INDIVIDUAL DEFENDANT(S)

DEAD OR ALIVE, WHETHER

WHO ARE NOT KNOWN TO BE

SAID UNKNOWN PARTIES MAY

OTHER CLAIMANTS CLAIMING

Plaintiff(s) VS.

# **POLK COUNTY**

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

10TH JUDICIAL CIRCUIT, IN AND

FOR POLK COUNTY.

FLORIDA

CIVIL DIVISION:

CASE NO .:

2018CA-004195-0000-00

BANK OF AMERICA, N.A.,

Plaintiff, vs. MARY W. HAWKINS; UNITED

STATES OF AMERICA, ACTING

DEVELOPMENT; UNKNOWN

ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN

SPOUSE OF MARY W. HAWKINS;

H. JONES; UNKNOWN TENANT

IN POSSESSION OF THE

SUBJECT PROPERTY,

Defendants.

UNKNOWN SPOUSE OF SHARON

NOTICE IS HEREBY GIVEN pursuant

to Final Judgment of Foreclosure dated the 12th day of April, 2019, and entered

in Case No. 2018CA-004195-0000-00, of the Circuit Court of the 10TH Judi-

cial Circuit in and for POLK County,

Florida, wherein BANK OF AMER-

ICA. N.A. is the Plaintiff and MARY

W. HAWKINS; UNITED STATES OF

AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING

AND URBAN DEVELOPMENT; UN-

KNOWN SPOUSE OF SHARON H.

JONES N/K/A STANLEY JONES; and

UNKNOWN TENANT (S) IN POSSES-

SION OF THE SUBJECT PROPERTY

are defendants. STACY M. BUTTER-

FIELD, 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 9th day of August, 2019, the follow-

ing described property as set forth in

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY,

FLORIDA CIVIL ACTION

Case #: 2018-CA-001788 **DIVISION: 15** 

John William Ashley a/k/a John

W. Ashley; Leslie Lowe Mancil Ashley a/k/a Leslie Dawn Mancil

Leslie D. Mancil; Unknown Parties

in Possession #1, If living, and all

Unknown Parties claiming by,

through, under and against the above named Defendant(s) who

whether said Unknown Parties

may claim an interest as Spouse,

Claimants; Unknown Parties in

Possession #2, If living, and all

Unknown Parties claiming by,

through, under and against the above named Defendant(s) who

whether said Unknown Parties may claim an interest as Spouse

Claimants

Defendant(s).

Judgment, to-wit:

are not known to be dead or alive,

Heirs, Devisees, Grantees, or Other

NOTICE IS HEREBY GIVEN pursu-

ant to order rescheduling foreclosure sale or Final Judgment, entered in

Civil Case No. 2018-CA-001788 of

the Circuit Court of the 10th Judi-cial Circuit in and for Polk County,

Florida, wherein Wells Fargo Bank,

N.A., Plaintiff and John William Ashley a/k/a John W. Ashley 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

July 23, 2019, the following described property as set forth in said Final

THAT PART OF SECTION 12.

TOWNSHIP 29 SOUTH, RANGE

25 EAST, POLK COUNTY, FLOR-

IDA DESCRIBED AS FOLLOWS:

COMMENCE AT THE NE COR-

NER OF SAID SECTION 12, AND

Heirs, Devisees, Grantees, or Other

are not known to be dead or alive,

a/k/a Leslie Lowe Mancil a/k/a

Wells Fargo Bank, N.A.

Plaintiff, -vs.-



#### FIRST INSERTION

CLAIM AN INTEREST AS SPOUSES. HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; UNKNOWN PARTY #1, UNKNOWN PARTY #2, UNKNOWN PARTY #3, AND UNKNOWN PARTY #4 THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION, Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on APRIL 22, 2019 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:

THE EAST 503.75 FEET OF THE NORTH QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 26 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA, LESS THE NORTH 232.00 THEREOF AND LESS FEET THE EAST 50.00 FEET THERE-OF FOR ROAD RIGHT OF WAY.

Property address: 11241 DEMI-LLE ROAD, POLK CITY, FL 33868

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 18th day

of JULY, 2019.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AF-TER 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 Administration, 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 14th day of June, 2019. STACY M. BUTTERFIELD, CPA

Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 By Yashica Black Deputy Clerk

Polk County Clerk of Courts Civil Law Department Drawer CC-12, P.O. Box 9000 Bartow, FL 33831-9000 June 28; July 5, 2019 19-01172K

appeal is to be based.

FIRST INSERTION Notice is hereby given that on 7/12/19 at 10:30 am the following mobile home will be sold at public auction pursuant to F.S. 715.109: 1989 MERI #CH161R27737. Last Tenants: Gregorio Salinas Jr & Blanca Esther Salinas. Sale to be held at: GCP Plantation Landings, LLC- 23 O'Hara Dr, Haines City, FL 33844, 813-241-8269

#### FIRST INSERTION NOTICE OF

19-01174K

PUBLIC SALE

June 28; July 5, 2019

The following personal property of DALE EUGENE CHANDLER, will, on July 11, 2019, at 10:00 a.m., at 6136 Scenic View Blvd., Lot #9, Lakeland, Polk County, Florida 33810; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1990 REDM MOBILE HOME,

VIN: 13007043A, TITLE NO.: 0049159660 and VIN: 13007043B, TITLE NO.: 0049159662 and all other personal property located

therein PREPARED BY: Jody B. Gabel Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 19-01201K June 28; July 5, 2019

District Manager

#### FIRST INSERTION

HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

#### Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors ("Board") for the Holly Hill Road East Community Development District ("District") will hold the following two public hearings and a regular meeting:

DATE:	July 24, 2019
TIME:	10:00 a.m.
LOCATION:	Offices of Cassidy Homes 346 East Central Avenue Winter Haven, Florida 33880

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2019/2020; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

Description of Assessments The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Chapters 170, 190, and 197, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units / Acres	ERU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)
Phase 1 (platted)	204	1.00	\$755.72
Phase 2 (platted)	100	1.00	\$755.72
Phase 3 (unplatted land/lots)*	182	0.25	\$188.93
Phase 4 (unplatted land/lots)*	142	0.25	\$188.93

\*Gross assessments include a 7.0% gross-up to account for the fees and costs of collecting assessments on the county tax roll.

The proposed O&M Assessments as stated include collection costs and/or early

Holly Hill Rd ARBELLA AT BRIDGEFOR CROSSIN ENPORT BLVD Iolly Hill Road East CDD HIGHLAND MEADOWS

at the public hearings or meeting is advised that person will need a record of pro-

ceedings 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

#### **RESOLUTION 2019-16**

A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS PURSUANT TO CHAPTERS 190, 170, AND 197, FLORIDA STATUTES; INDICATING THE NATURE AND ESTIMATED COST OF THE **OPERATIONS WHOSE COST IS TO BE DEFRAYED BY THE** SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Board of Supervisors of the Holly Hill Road East Community Development District ("Board") hereby determines to undertake the maintenance and operations ("Operations") described in **Exhibit A**, the District's approved bud-get for Fiscal Year 2019-2020, incorporated herein by reference; and

WHEREAS, it is in the best interest of the Holly Hill Road East Community Development District ("District") to pay the cost of the Operations by special assess-ments pursuant to Chapter 190, Florida Statutes ("Assessments"); and

WHEREAS, the District is empowered by Chapter 190, the Uniform Community Development District Act, to finance, fund, plan, operate, and maintain the Opera-tions and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property maintained and/or operated by the District's Operations, the amount of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the benefit of each parcel; and WHEREAS, the District hereby determines that the assessments to be levied will not exceed the benefits to the property improved.

#### NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE HOLLY HILL ROAD EAST COMMUNITY DEVELOPMENT DISTRICT:

1. Assessments shall be levied to defray the cost of the Operations

2. The nature of the Operations are described in **Exhibit A**, which is also on file and available for public inspection at the District's office. 3. The total estimated cost of the Operations for Fiscal Year 2019-2020 is

FIRST INSERTION

said Final Judgment, to wit: LOT 1. WALDONS ADDITION. ACCORDING TO THAT MAP OR PLAT AS RECORDED IN PLAT BOOK 32 PAGE 8, PUBLIC RECORDS OF POLK

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

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

Dated this 21 day of June, 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 18-01889 June 28; July 5, 2019 19-01180K

FIRST INSERTION

THE SAID WEST LINE 370 FEET MORE OR LESS TO THE POINT OF BEGINNING. PARCEL Y, DESCRIBED AS

FOLLOWS: STARTING AT THE SOUTHWEST CORNER OF LOT 5 OF SOUTH SHORE TER-RACES UNIT NUMBER TWO AS RECORDED IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA IN PLAT BOOK 68, PAGE 46, SAID POINT LYING ON THE NORTHERLY PLAT-TED RIGHT OF WAY OF TER-RACE DRIVE; THENCE SOUTH 69°46'00" WEST ALONG AN EXTENSION OF THE SOUTH PROPERTY LINE OF SAID LOT 5 AND SAID NORTHERLY RIGHT OF WAY, 1.6 FEET TO THE POINT OF CURVE, SAID CURVE CONCAVE SOUTH-ERLY HAVING A RADIUS OF 250.00 FEET, A CENTRAL OF 15°52'41", A CHORD LENGTH OF 69.06 FEET, AND A CHORD BEARING OF SOUTH 61°49'40" WEST, THENCE SOUTHWEST-ERLY ALONG SAID CURVE AND NORTHERLY RIGHT OF WAY AN ARC LENGTH OF 69.28 FEET FOR THE POINT OF BE-GINNING, SAID POINT LYING ON SAID CURVE CONCAVE SOUTHERLY, HAVING A RADI-US OF 250.00 FEET, A CENTRAL ANGLE OF 33°53'57", A CHORD LENGTH OF 145.77 FEET AND A CHORD BEARING OF SOUTH 36°56'21" WEST, THENCE SOUTHWESTERLY SOUTHWESTERLY ALONG SAID CURVE AND NORTH-ERLY RIGHT OF WAY, AN ARC LENGTH OF 147.92 FEET TO THE WEST LINE OF U.S. GOV-ERNMENT LOT 2 IN SECTION 12, TOWNSHIP 29 SOUTH, RANGE 25 EAST, POLK COUN-TY, FLORIDA; THENCE NORTH 00°02'20" EAST ALONG SAID WEST LINE 25.96 LINE FEET TO A NON-TANGENT CURVE CON-CAVE SOUTHERLY HAVING A RADIUS OF 250.00 FEET, A CENTRAL ANGLE OF 39°24'00"

KE

payment discounts, which Polk County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), Florida Statutes, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2019/2020.

For Fiscal Year 2019/2020, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2019. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

#### Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Bud-get, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at http://hollyhillroadeastcdd.com/, or at the offices of the District Manager, located at PFM Group Consulting LLC, 12051 Corporate Boulevard, Orlando, Florida 32817, Ph: 407-723-5900 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manag-er's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered June 28; July 5, 2019

\$309,311.45 (the "Estimated Cost").4. The Assessments will defray approximately \$309,311.45, which is reflective of the Estimated Cost for the Fiscal Year 2019-2020.

5. The Assessments shall be apportioned based on equivalent residential unit ("ERU") values.

6. The Assessments shall be levied, within the District, on all lots and lands specially benefitting from the Operations and further designated by the assessment roll hereinafter provided for.

7. There is on file, at the District Records Office, a preliminary assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to inspection by the public.

8. The Assessments shall be due and payable during the 2019-2020 Fiscal Year. The Assessments may be certified for collection by the tax collector or may be collected directly by the District in accordance with Florida law.

9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll.

10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Polk County and to provide such other notice as may be required by law or desired in the best interests of the District.

12. This Resolution shall become effective upon its passage. PASSED AND ADOPTED this 19th day of June, 2019. HOLLY HILL ROAD EAST

ATTEST:

/s/Jane Gaarlandt Secretary/Assistant Secretary Composite Exhibit A: Fiscal Year 2019-2020 Budget Composite Exhibit B: Preliminary Assessment Roll

COMMUNITY DEVELOPMENT DISTRICT /s/Warren K. Heath Chairperson, Board of Supervisors

19-01193K

RUN SOUTH ALONG THE EAST BOUNDARY OF SAID SECTION 12 A DISTANCE OF 922.10 FEET; THENCE SOUTH 69°46'00" WEST 1006.77 FEET TO THE BEGINNING OF A CURVE CON-CAVE NORTHERLY HAVING A RADIUS OF 637.27 FEET A CEN-TRAL ANGLE OF 19°20'00" AND A CHORD BEARING SOUTH 79°26'00" WEST 214.02 FEET; THENCE WESTERLY ALONG THE ARC OF THE SAID CURVE 215.03 FEET TO THE END OF THE SAID CURVE; THENCE SOUTH 89°06'00" WEST 173.73 FEET TO THE WEST LINE OF GOVERNMENT LOT 2 IN SAID SECTION 12: THENCE NORTH 0°02'20" EAST ALONG SAID WEST LINE 435.86 FEET FOR THE POINT OF BEGINNING; THENCE NORTHWESTERLY ALONG THE CURVE CON-CAVED SOUTHEASTERLY HAVING A RADIUS OF 250.00 FEET, A CENTRAL ANGLE OF 33°22'52", AND A CHORD BEAR-ING NORTH 36°40'38" EAST AN ARC DISTANCE OF 145.65 FEET THE END OF SAID CURVE. THENCE NORTH 4°12'21" WEST 260 FEET MORE OR LESS, TO WATERS EDGE OF EAGLE LAKE; THENCE WESTERLY ALONG SAID WATERS EDGE 68.5 FEET MORE OR LESS TO THE WEST LINE OF SAID GOV-ERNMENT LOT 2; THENCE SOUTH 0°02'20" WEST ALONG

A CHORD LENGTH OF 168.55 FEET, AND A CHORD BEAR-ING OF NORTH 29°41'12" EAST; THENCE NORTHEASTERLY ALONG SAID CURVE, AN ARC LENGTH OF 171.92 FEET TO A NON-TANGENT LINE: THENCE SOUTH 04°12'21" EAST, ALONG SAID LINE, 56.03 FEET TO SAID POINT OF BEGINNING ANY PERSON CLAIMING AN IN-

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. 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 18-312593 FC01 WNI

June 28; July 5, 2019 19-01185K

#### **JUNE 28 - JULY 4, 2019**

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT. IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2016-CA-004381 CALIBER HOME LOANS, INC. Plaintiff, vs. PATRICIA MARIE EDWARDS

FIRST INSERTION

#### A/K/A PATRICIA EDWARDS; et. al.,

#### Defendants.

24

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Motion to Reschedule Foreclosure Sale entered on June 14, 2019 in the above-styled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on July 18, 2019 at 10:00 A.M., at www.polk.realforeclose.

com, the following described property: LOT 1, BLOCK C, SWEETS SUBDIVISION UNIT ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 52, PAGE 7, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 2295 ROHR DRIVE, BARTOW, FL 33830

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

AMERICANS WITH DISABILI-TIES 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: June 26, 2019 /s/ Michelle A. DeLeon 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 # 100178 June 28; July 5, 2019 19-01196K

FIRST INSERTION

AMENDED NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO .: 2018-CA-003622 BAHAMA BAY CONDOMINIUM ASSOCIATION, INC., Plaintiff, v.

#### JANE WHITHAM, et al., Defendants.

NOTICE IS HEREBY GIVEN that on the 18th day of July, 2019, at 10:00 a.m., at www.polk.realforeclose.com in POLK County, Florida, in accordance with Section 45.031, Florida Statutes, the Clerk of Court will offer for sale the real estate described as follows:

BAHAMA BAY, A CONDOMINI-UM CONDO BK 12 PGS 25 THRU 50 & OR 5169 PGS 1306 THRU 1397 & OR 5282 PGS 1158 THRU 1165, PHASE 5 UNIT 5203 & AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS AS PER CONDO DECLARATION a/k/a 309 Lucaya Loop, Unit 5203, Davenport, FL 33897.

together with all structures, improvements, fixtures, and appurtenances on said land or used in conjunction therewith.

rson claiming an interest in Anv 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 aforesaid sale will be made pursuant to a Summary Final Judgment of Foreclosure entered in this cause on April 12, 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 21st day of June, 2019. /s/ James C. Washburn James C. Washburn, Esq. Florida Bar No.: 0138800 Shuffield, Lowman & Wilson, P.A. Counsel for Plaintiff. Gateway Center 1000 Legion Place, Suite 1700 Orlando, Florida 32801 Telephone (407) 581-9800 Fax (407) 581-9801 jwashburn@shuffieldlowman.com litservice@shuffieldlowman.com 07711-0044 June 28; July 5, 2019 19-01179K

#### FIRST INSERTION NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2018CA005145 **DIVISION: 08** QUICKEN LOANS, INC., Plaintiff, vs. WENDY TANNER, **Defendants.** NOTICE IS GIVEN that, in accordance

with the Final Judgment of Foreclosure entered on June 5, 2019 in the abovestyled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on July 23, 2019 at 10:00 A.M., at www.polk. realforeclose.com, the following de-

scribed property: LOT 58, THE HOMESTEAD PHASE 2, ACCORDING TO THE MAP OR PLAT THERE-OF, AS RECORDED IN PLAT BOOK 71, PAGE 11, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 4114 HOME-STEAD DR, LAKELAND, FLORIDA 33810 ANY PERSON CLAIMING AN IN

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

AMERICANS WITH DISABILI-TIES 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: June 24, 2019 /s/ Michelle A. DeLeon 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 # 127333 June 28; July 5, 2019 19-01184K

#### 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.: 53-2017-CA-002144 NATIONSTAR MORTGAGE LLC, Plaintiff, vs. KARLA A. COLARTE, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 20, 2019, and entered in Case No. 53-2017-CA-002144 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Nationstar Mortgage LLC, is the Plaintiff and Karla A. Colarte, Reinaldo J. Colarte, Bank of America, N.A., a National Banking Association succes-sor to NationsBank, N.A., successor to NationsBank, N.A., Berkley Ridge Homeowners Association, Inc., are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk.realforeclose. com, Polk County, Florida at 10:00am EST on the July 18, 2019 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 94, BERKLEY RIDGE PHASE 1. ACCORDI NG

#### FIRST INSERTION

required to file an Answer with the

Clerk of the Etowah County Juvenile

Court and with the Petitioner's at-

torney, Laura T. Lloyd, 200 Chestnut

Street, Gadsden, AL, 35901, within fourteen (14) days from the date of

last publication of this notice or a

judgment by default may be entered

against you. You are further notified

of your right to have an attorney to

represent you, and if you cannot af-

ford to hire an attorney, one will be

appointed by the Court to represent

you in this proceeding. A hearing is set before Hon. Joe F. Nabors in

Etowah County Juvenile Court at

CASSANDRA JOHNSON

19-01203K

DISTRICT / JUVENILE CLERK

9:00 a.m. on August 5, 2019.

Attorney for the Etowah County

Department of Human Resources

P.O. Box 129 / 200 Chestnut Street

IN FLORIDA STATUTES SEC-

TION 733.702 WILL BE FOREVER BARRED.

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative:

DATE OF DEATH IS BARRED.

notice is June 28, 2019.

NOTWITHSTANDING THE TIME

Done this 26th June, 2019.

Gadsden, Alabama 35902

June 28; July 5, 12, 19, 2019

Laura T. Llovd

NOTICE OF PETITION SEEKING TERMINATION OF PARENTAL **RIGHTS** IN THE JUVENILE COURT OF ETOWAH COUNTY, ALABAMA IN RE: G. L. L., a minor child JU-17-344.03 C. G. L., a minor child JU-17-345.03 PETITIONER: ETOWAH COUNTY DEPARTMENT OF HUMAN RESOURCES NOTICE TO: KEVIN CHRISTOPHER LEE LUCAS and any UNKNOWN/UNNAMED

FATHER You are hereby given notice that a Petition has been filed by the Etowah

County Department of Human Resources requesting that your parental rights be terminated with regard to G. L. L., a minor child born to Keisha Lucas on November 13, 2011, and C. G. L., a minor child born to Keisha Lucas on December 6, 2008. You are hereby given notice that you are

#### FIRST INSERTION

NOTICE TO CREDITORS file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH PROBATE FILE NO. 19CP-1432

IN RE: Estate of BARBARA DRAKE,

Deceased.

The administration of the estate of Barbara Drake, deceased, whose date of death was September 11, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, 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 oth er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent

and other persons having claims or demands against decedent's estate must

FIRST INSERTION

NOTICE TO CREDITORS IN THE TENTH JUDICIAL CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2019 CP 001171 **Division Probate** IN RE: ESTATE OF **RITA JOANN BUCK** a/k/a JOANN BUCK Deceased.

The administration of the estate of Rita Joann Buck, deceased, whose date of death was November 13, 2018, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attor-

ney 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

FIRST INSERTION NOTICE OF FORECLOSURE SALEPages 7 & 8, Public Records ofIN THE CIRCUIT COURT OF THEPolk County, Florida.

FICTITIOUS NAME NOTICE Notice is hereby given that DEBRA DAVIS, owner, desiring to engage in business under the fictitious name of DEBRA WHITE located at 224 LO-BELIA DR, DAVENPORT, FL 33837

intends to register the said name in

POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 19-01181K

June 28, 2019

#### FIRST INSERTION NOTICE OF AGENCY ACTION BY

FIRST INSERTION

THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT Notice is given that the District has approved the application for Notice of Agency

Action - Approval ERP Minor Modification to serve a commercial project known as Airpark I - Phase 1. The project is located in Polk County, Section 10 Township 29 South and Range 23 East, Section 09 Township 29 South and Range 23 East. The permit applicant is RRL Airpark LLC.

The permit number is 43041499.002.

The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District (District) Tampa Service Office, 7601 Highway 301 North, Tampa, Florida 33637-6759. NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this permit may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Adminis-trative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or final action; (2) state all material facts disput-ed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooks-ville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice (or within14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of final agency action. Persons whose substantial interests will be affected by any such final decision of the District on the application have the right to petition to become a party to the proceeding, in accorance with the requirements set forth above. Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute

regarding the District's final action in this matter is not available prior to the filing of a request for hearing. June 28, 2019

FIRST INSERTION

19-01200K

/s/ Crystal Bairley CRYSTAL BAIRLEY 727 Canberra Rd. Winter Haven, Florida 33884 IN THE CIRCUIT COURT OF THE Attorney for TENTH JUDICIAL CIRCUIT, Personal Representative: IN AND FOR POLK COUNTY, /s/ Amy L. Phillips AMY L. PHILLIPS CASE NO.: 2018-CA-005133 CALIBER HOME LOANS, INC., Florida Bar No.: 91682 Amy L. Phillips, P.L.L.C. Plaintiff, vs. P.O. Box 4397, UNKNOWN HEIRS. Winter Haven, FL 33885 BENEFICIARIES, DEVISEES, (863) 268-8292 CREDITORS, GRANTEES, amy@amyphillipspllc.com ASSIGNEES, LIENORS, TRUSTEES June 28; July 5, 2019 19-01173K AND ALL OTHER PARTIES

CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LORI RENA CRAIG; JUANITA RENEE CRAIG; et. al., Defendants. NOTICE IS GIVEN that, in accordance

with the Final Judgment of Foreclosure entered on June 5, 2019 in the abovestyled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on July 23, 2019 at 10:00 A.M., at www.polk. realforeclose.com, the following de-

NOTICE OF SALE

FLORIDA

LOT 46, WIND MEADOWS, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 139, PAGES 11 THROUGH 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1957 WIND MEADOWS DRIVE, BARTOW, FL 33830

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2017CA000122000000 Wells Fargo Bank, N.A., Plaintiff, vs. SNTR LLC, as Trustee under the 6465 Murphy Land Trust dated this 4th day of March, 2016; Unknown

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 DISABILI-TIES ACT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you

ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM

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: June 24, 2019 /s/ Michelle A. DeLeon 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 # 124540 June 28; July 5, 2019 19-01183K

#### FIRST INSERTION

forth in said Final Judgment, to wit: THE NORTH 336.24 FEET OF THE NE 1/4 OF THE SE 1/4 OF THE NW 1/4, LESS THE EAST 30 FEET THEREOF AND THE NORTH 75.00 FEET OF THE SOUTH 150.00 FEET OF THE EAST 60.00 FEET OF THE NE 1/4 OF THE NW 1/4, AND THE WEST 30.00 FEET OF THE EAST 60.00 FEET OF THE SOUTH 75.00 FEET OF THE NE 1/4 OF THE NW 1/4 AND THE NORTH 75.00 FEET OF THE SOUTH 150.00 FEET OF THE NW 1/4 OF THE NE 1/4 LYING WEST OF MUR-PHY ROAD, ALL IN SECTION 3, TOWNSHIP 31 SOUTH, RANGE 26 EAST, 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 26 day of June, 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. 2017CA000122000000 File # 15-F05680 June 28; July 5, 2019 19-01195K

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

PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

The date of first publication of this notice is June 28, 2019.

Personal Representative 120 N. Fig Tree Lane

Plantation, Florida 33317

# Secondary E-Mail:

June 28; July 5, 2019

IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED.

Sheryl Lynn Perry

MICHAEL T. HEIDER, CPA Attorney for Personal Representative Florida Bar Number: 30364 MICHAEL T. HEIDER, P.A. 10300 49th Street North Clearwater, Florida 33762 Telephone: (888) 483-5040 Fax: (888) 615-3326 E-Mail: michael@heiderlaw.com admin@heiderlaw.com

DATE OF DEATH IS BARRED.

19-01199K

Beneficiaries of the 6465 Murphy Land Trust dated this 4th day

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH NOTWITHSTANDING THE TIME

scribed property:

THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 133. PAGES 48 THROUGH 51, IN-CLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

#### A/K/A 5369 DORNICH DRIVE, AUBURNDALE FL 33823-9450

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 17 day of June, 2019. ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com By: /s/Stuart Smith Florida Bar #9717 CT - 17-013090 June 28; July 5, 2019 19-01169K

TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO .: 532018CA002656000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST Plaintiff, vs. RICHARD S. KALMAS, et al Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of foreclosure dated June 14, 2019, and entered in Case No. 532018CA002656000000 of the Circuit Court of the TENTH Judicial Circuit in and for POLK COUNTY, Florida, wherein WILMINGTON SAV-INGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDI-VIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISI-TION TRUST, is Plaintiff, and RICH-ARD S. KALMAS, et al are Defendants, the clerk, Stacey M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM www. polk.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 18 day of July, 2019, the following described property as set forth in said Final Judgment, to wit: Lot 33, Cypresswood Palma Ceia, according to the plat thereof recorded in Plat Book 122,

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: June 25, 2019 Phelan Hallinan Diamond & Jones, PLLC

Attorneys for Plaintiff 2001 NW 64th Street, Suite 100 Ft. Lauderdale, FL 33309 Tel: 954-462-7000 Fax: 954-462-7001 Service by email: FL.Service@PhelanHallinan.com By: /s/ Heather Griffiths Phelan Hallinan Diamond & Jones, PLLC Heather Griffiths, Esq.,

Florida Bar No. 0091444 Emilio R. Lenzi, Esq., Florida Bar No. 0668273 PH # 89216 June 28; July 5, 2019 19-01188K

of March, 2016; Robert Charles Coward a/k/a Robert Coward a/k/a Robert C. Coward; Susan Adams a/k/a Susan Gail Coward a/k/a Susan Crowley Adams; Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A. as Trustee for SACO I Trust 2005-10, Mortgage-Backed Certificates, Series 2005-10

#### Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 4, 2019, entered in Case No. 2017CA000122000000 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and SNTR LLC, as Trustee under the 6465 Murphy Land Trust dated this 4th day of March, 2016; Unknown Beneficiaries of the 6465 Murphy Land Trust dated this 4th day of March, 2016; Robert Charles Coward a/k/a Robert Coward a/k/a Robert C. Coward; Susan Adams a/k/a Susan Gail Coward a/k/a Susan Crowley Adams; Wilmington Trust, National Association, as Successor Trustee to Citibank, N.A., as Trustee for SACO I Trust 2005-10, Mortgage-Backed Certificates, Series 2005-10 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 19th day of July, 2019, the following described property as set

FIRST INSERTION

#### FIRST INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2019-CA-001715

#### JPMorgan Chase Bank, National Association Plaintiff, -vs.-

Yolanda Takita Davis a/k/a Yolanda T. Davis a/k/a Yolanda Davis; Larry Donnell Davis a/k/a Larry D. Davis a/k/a Larry Davis; Unknown Spouse of Yolanda Takita Davis a/k/a Yolanda T. Davis a/k/a Yolanda Davis; Florida Housing **Finance Corporation: Hunter's** Crossing 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). TO:

Yolanda Takita Davis a/k/a Yolanda T. Davis a/k/a Yolanda Davis: LAST KNOWN ADDRESS, 6894 Brompton Drive, Lakeland, FL 33809 and Unknown Spouse of Yolanda Takita Davis a/k/a Yolanda T. Davis a/k/a Yolanda Davis: LAST KNOWN ADDRESS, 6894 Brompton Drive, Lakeland, FL 33809

Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, credi-tors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s): and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

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

LOT 163, HUNTER'S CROSS-ING PHASE ONE, ACCORD-ING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 131, PAGE 1, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

more commonly known as 6894 Brompton Drive, Lakeland, FL 33809.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon SHAPIRO, FISHMAN & GACHÉ, LLP, Attorneys for Plaintiff, whose address is 4630 Woodland Corporate Blvd., Suite 100, Tampa, FL 33614, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately there after; otherwise a default will be entered against you for the relief demanded in the Complaint. Default Date July 24, 2019

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

WITNESS my hand and seal of this Court on the 17 day of June, 2019.

Stacy M. Butterfield Circuit and County Courts By: /s/ Gina Busbee

Deputy Clerk SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff 4630 Woodland Corporate Blvd. Suite 100 Tampa, FL 33614 18-316640 FC01 CHE 19-01186K June 28; July 5, 2019

## SUBSEQUENT INSERTIONS

#### 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.:

#### 2019CA-000466-0000-00

LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. PAUL SOPCZAK; THOMAS LAKE

#### HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY. Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 7th day of June, 2019, and entered in Case No. 2019CA-000466-0000-00, of the Circuit Court of the 10TH Judi-cial Circuit in and for POLK County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and PAUL SOPCZAK; THOMAS LAKE HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT (S) IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of he Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 12th day of July. 2019. the following described property as set forth in said Final Judgment, to wit: LOT 19 OF GRAND RESERVE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 116, PAGES

RECORDS OF POLK COUNTY, FLORIDA ANY PERSON CLAIMING AN IN-

42 AND 43, OF THE PUBLIC

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

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

Dated this 17th day of JUNE, 2019. By: Alemayehu Kassahun, Esq. Bar Number: 44322 Submitted by:

- Choice Legal Group, P.A.
- P.O. Box 9908 Fort Lauderdale, FL 33310-0908

# 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. 2019CA001825000000 Deutsche Bank National Trust Company, as Trustee of Home Equity Mortgage Loan Asset-Backed Trust Series INABS 2007-A, Home

Equity Mortgage Loan Asset-Backed Certificates, Series INABS 2007-A Plaintiff, vs. The Unknown Spouse, Heirs,

Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against Warren F. Castle, Deceased; Pines West Homeowners Association, Inc. Defendants.

TO: The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against Warren F. Castle, Deceased Last Known Address: Unknown

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

LOT 23, PINES WEST, PHASE 2, ACCORDING TO MAP OR PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 119, PAGE 47 THROUGH 49, INCLUSIVE, PUBLIC RECORDS OF POLK COUNTY FLORIDA.

has been filed against you and you are

This Instrument Prepared By/

HUD Foreclosure Commissioner

West Palm Beach, Florida 33407

PCN: 362826-663000-000615

NOTICE OF DEFAULT AND

FORECLOSURE SALE

2009, a certain Mortgage was executed

by Thomas Joseph Rogers, a single

person as Mortgagor in favor of Bank

of America, N.A. which Mortgage was

recorded October 6, 2009, recorded in

Official Records Book 7986, Page 990

in the Office of the Clerk of the Circuit

Court for Polk County, Florida, (the

WHEREAS, the Mortgage was as-

signed to Champion Mortgage Com-

pany by Assignment recorded October

9, 2012 in Official Records Book 8769,

Page 279, in the Office of the Clerk of

the Circuit Court for Polk County, Flor-

WHEREAS, the Mortgage was as-

signed to Bank of America, N.A. by As-

signment recorded August 24, 2016 in

Official Records Book 9914, Page 2276,

in the Office of the Clerk of the Circuit

WHEREAS, the Mortgage was as-

signed to the United States Secretary of

Housing and Urban Development (the

"Secretary"), by Assignment recorded March 30, 2017 in Official Records

Book 10105, Page 1206, in the Office of

the Clerk of the Circuit Court for Polk

WHEREAS, the Mortgage is now

WHEREAS, a default has been

made in the covenants and conditions

of Section 9 of the Mortgage in that

Mortgagor has died 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 sta-

County, Florida; and

tus; and

owned by the Secretary: and

Court for Polk County, Florida; and

WHEREAS, on September 21,

Michael J Posner, Esq.,

Ward, Damon, Posner,

HECM# 093-6792887

Pheterson & Bleau

4420 Beacon Circle

"Mortgage"); and

ida; and

Returned to:

required to serve a copy of your written defenses, if any, to it on Jimmy Edwards, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before July 31, 2019, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or

petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 June 24, 2019. Stacy M. Butterfield As Clerk of the Court (SEAL) By Gina Busbee As Deputy Clerk

Jimmy Edwards, Esquire, Brock & Scott, PLLC. the Plaintiff's attorney, 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Case No. 2019CA001825000000 File # 19-F00153 June 28; July 5, 2019 19-01190K

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.

53-2019-CA-001172 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. WILLIAM MORRISON A/K/A

WILLIAM T. MORRISON. et. al. Defendant(s), TO:

UNKNOWN SPOUSE OF WILLIAM MORRISON AKA WILLIAM T. MOR-

#### RISON. whose residence is unknown and all parties having or claiming to have any right, title or interest in the property

described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 53 AND 54 COUNTY

TRAILS PHASE 5 ACCORD-ING TO THE PLAT THERE-OF AS RECORDED IN PLAT BOOK 90 PAGE 48-49 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH 2007 FLEETWOOD DOUBLEWIDE MOBILE HOME BEARING VIN #'S FLFL770A33661WC21 AND FLFL770B33661WC21 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 Avenue, Suite 100, Boca Raton, Florida 33487 on or before July 22, 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.

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 13 day of June, 2019. Stacy M. Butterfield

CLERK OF THE CIRCUIT COURT (SEAL) BY: Asuncion Nieves DEPUTY CLERK

ROBERTSON, ANSCHUTZ, & SCHNEID, PL 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-258749 - JaR June 28; July 5, 2019 19-01197C

THIRD INSERTION 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;

SUBSEQUENT INSERTIONS

and WHEREAS, Unknown Spouse of Thomas Joseph Rogers may claim some interest in the property hereinafter described, as the surviving spouse in possession of the property, but such interest is subordinate to the lien of the Mortgage of the Secretary; and

WHEREAS, the unknown heirs and devisees may claim some interest in the property hereinafter described, as a or the heir(s) of the Estate of Thomas Joseph Rogers, deceased, but such interest is subordinate to the lien of the Mortgage of the Secretary; and

WHEREAS, the Estate of Thomas Joseph Rogers, deceased may claim some interest in the property hereinafter described, 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 July 19, 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:

The North 85 feet of the South 305 feet of the West 3/4 of the South 1/2 of the North 1/2 of the Southwest 1/4 of Section 36, Township 28 South, Range 26 East, Polk County, Florida, less the West 1840 feet and the East 20 feet thereof. Tract is subject to an Easement 10 feet wide along its East boundary for public utilities and drainage purposes, and an Easement 7.5 feet wide along its West boundary

\$62.79 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 bid-ders 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 ten (10%)percent of the amount then due, 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

sioner 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 oth-er 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 Foreclosure Commissioner for the recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement.

Date: June 6th, 2019 HUD Foreclosure Commissioner By: Michael J Posner, Esquire Ward Damon, Posner, Pheterson & Bleau 4420 Beacon Circle West Palm Beach, Florida 33407 T:561.842.3000/F: 561.842.3626 Direct Dial: 561.594.1452 STATE OF FLORIDA; COUNTY OF PALM BEACH ) ss: Sworn to, subscribed and acknowledged before me this 6th day of June, 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 # GG 315030 EXPIRES: July 17, 2023 Bonded Thru Notary Public Underwriters June 14, 21, 28, 2019 19-01085K

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 18-02841 June 21, 28, 2019 19-01143K

WHEREAS, the entire amount delinquent as of April 25, 2019 is \$417,472.67 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)

Commonly known as: 409 Lake Ned Road, Winter Haven FL 33884-2568

The sale will be held at 409 Lake Ned Road, Winter Haven FL 33884-2568. The Secretary of Housing and Urban Development will bid \$417,472.67 plus interest from April 25, 2019 at a rate of

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 Commis



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#### **BUSINESS OBSERVER**

# **POLK COUNTY**

SECOND INSERTION

TENTH JUDICIAL CIRCUIT

COUNTY

GENERAL JURISDICTION

DIVISION

D/B/A CHAMPION MORTGAGE

MARGARET LASALLE, et. al.,

NOTICE IS HEREBY GIVEN pursu-

ant to a Summary Final Judgment of

Foreclosure entered June 3, 2019 in

Civil Case No. 2018CA004863000000

of the Circuit Court of the TENTH Ju-

dicial Circuit in and for Polk County,

Bartow, Florida, wherein NATION-

CHAMPION MORTGAGE COM-

PANY is Plaintiff and MARGARET

LASALLE, et. al., are Defendants,

the Clerk of Court, STACY BUTTER-

FIELD, CPA, will sell to the highest

and best bidder for cash electronically

at www.polk.realforeclose.com in ac-

cordance with Chapter 45, Florida

Statutes on the 9th day of July, 2019 at

10:00 AM on the following described

property as set forth in said Summary

Lot 274, Floral Lakes, a Planned

Development Community, ac-cording to the plat thereof as

recorded in Plat Book 68, Pages

30 to 38, of the Public Records of

Together with a 1981 Double-

wide Mobile Home, VIN No(s). 13003636A and 13003636B,

and Title No(s). 19356777 and

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 be-

fore the clerk reports the surplus as

If you are a person with a disability

who needs any accommodation in or-

der to participate in this proceeding,

you are entitled, at no cost to you,

to the provision of certain assistance.

Please contact the Office of the Court

Administrator, 255 N. Broadway Av-

enue, Bartow, Florida 33830, (863)

534-4686, at least 7 days before your

scheduled court appearance, or im-

mediately upon receiving this notifi-cation if the time before the sched-

uled appearance is less than 7 days;

if you are hearing or voice impaired,

McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff

110 SE 6th Street, Suite 2400

Email: MRService@mccalla.com

19-01129K

Fort Lauderdale, FL 33301 Phone: (407) 674-1850

Final Judgment, to-wit:

Polk County, Florida

193567788

unclaimed.

call 711.

6271127

18-01898-6

Lisa Woodburn, Esq.

Fax: (321) 248-0420

Fla. Bar No.: 11003

June 21, 28, 2019

MORTGAGE LLC D/B/A

COMPANY,

Plaintiff, vs.

Defendants.

STAR

#### SECOND INSERTION

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

CASE NO. 2016CA-002830-0000-00 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 2007-8** Plaintiff(s) VS. SHARON BOSS: WILLIAM BOSS: 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 SPOUSE, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, **UNKNOWN TENANT 1: UNKNOWN TENANT 2** 

Defendant(s) Notice is hereby given that pursuant to a Final Judgment entered on APRIL 18, 2019 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:

Property address: 2033 W. Parker Street, Lakeland, FL 33815

a. Legal Description: BEGIN AT THE SOUTHWEST COR-NER OF THE EAST 1/4 OF THE NW 1/4 OF THE NW 1/4 OF SECTION 14, TOWNSHIP 28 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA,

#### RUN THENCE EAST 75 FEET; THENCE NORTH 200 FEET; THENCE WEST 75 FEET; THENCE SOUTH 200 FEET TO THE POINT OF BEGIN-NING; LESS AND EXCEPT ROAD RIGHT OF WAY

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 11th day of JULY, 2019. ANY PERSON CLAIMING AN IN-

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AF-TER 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 7th day of June, 2019. STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Batow, Florida 33831-9000 (SEAL) By Yashica Black Deputy Clerk

Civil Law Department Drawer CC-12, P.O. Box 9000 Bartow. FL 33831-9000 19-01150K June 21, 28, 2019

#### 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. 2018CA002517000000 OCWEN LOAN SERVICING, LLC, Plaintiff, vs. MICHELLE LYNNE POTTS A/K/A MICHELLE LYNNE WHITE A/K/A MICHELLE L. WHITE AND VENCENT DALE WHITE A/K/A

# VENCENT WHITE, et al.

**Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 22, 2019, and entered in 2018CA002517000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, where-in PHH MORTGAGE CORPORA-TION is the Plaintiff and MICHELLE LYNNE POTTS A/K/A MICHELLE LYNNE WHITE A/K/A MICHELLE L. WHITE; VENCENT DALE WHITE A/K/A VENCENT WHITE; PINE-HOMEOWNERS ASSO-WOOD CIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on July 23, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 74, PINEWOOD COUN-TRY ESTATES PHASE 3, AC-CORDING TO THE PLAT THEREOF IN PLAT BOOK 106, PAGES 22 AND 23, PUBLIC

# Polk County Clerk of Courts

RECORDS OF POLK COUNTY, FLORIDA

Property Address: 816 PINE-WOOD DR, DAVENPORT, FL 33896

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

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 12 day of June, 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\ Nicole Ramjattan Nicole Ramjattan, Esquire Florida Bar No. 89204 Communication Email: nramjattan@rasflaw.com 18-182091 - MaS 19-01144K June 21, 28, 2019

FOURTH INSERTION

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

ven F. Thompson, Esq. of Thompson Commercial Law Group, the Plaintiff's attorney, whose address is 412 E. Madison Street, Suite 900, Tampa, Florida

FOURTH INSERTION NOTICE OF ACTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, OF FLORIDA IN AND FOR POLK STATE OF FLORIDA CIVIL DIVISION Case No.: 2019CA-000369 CASE NO. 2018CA004863000000 CARPENTER COMPANIES NATIONSTAR MORTGAGE LLC FLORIDA, LLC, a Florida limited

liability company, Plaintiff, vs. TRI-AMERICAN HOMES, INC.,

a New York domestic business corporation; and ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida not for profit corporation, Defendants, TO: TRI-AMERICAN HOMES, INC.

TRI-AMERICAN HOMES, INC., as Registered Agent 139-29 86th ROAD

BRIARWOOD, NY 11435-3003

YOU ARE NOTIFIED that an action to quiet title to on the following real property, located in Polk County, Florida

Lot 5, Block 754, POINCIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, according to the Plat thereof, recorded in Plat Book 54, Page(s) 27 through 42 inclusive, of the Public Records of Polk County, Florida.

Parcel Identification Number 28-27-25-934060-0740.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Steven F. Thompson, Esq. of Thompson Com-mercial Law Group, the Plaintiff's attorney, whose address is 412 E. Madison Street, Suite 900, Tampa, Florida 33602, on or before thirty (30) days after the Date of the First Publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you. to the provision of certain assistance. Please contact the 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 May 28, 2019. Default Date - July 4, 2019

Stacy M. Butterfield CLERK OF THE COURT POLK COUNTY, FLORIDA (SEAL) BY: Gina Busbee Deputy Clerk Steven F. Thompson, Esq. Thompson Commercial Law Group 412 E. Madison St., Suite 900 Tampa, FL 33603 sthompson@thompsonclg.comservice@thompsonclg.com Attorneys for Plaintiff

June 7, 14, 21, 28, 2019 19-01042K

#### SECOND INSERTION

NOTICE OF ACTION · MORTGAGE FORECLOSURE IN THE CIRCUIT COURT FOR THE TENTH CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case No.: 2019-CA-001927 MADISON ALAMOSA HECM LLC, Plaintiff. -vs-THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR

the following property in Polk County, Florida: LOT 9, BLOCK "B", IMPERI-

AL SOUTHGATE, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 47, PAGE 47, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

515 Princess Place, Lakeland, FL 33803 has been filed against you and you are

required to serve a copy of your written defenses, if any, to it on Jeffrey

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF

THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.

CASE No. 2018CA000805000000 BANK OF AMERICA, N.A., PLAINTIFF, VS. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES OF THE ESTATE OF MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated May 10, 2019 in the above action, the Polk County Clerk of Court will sell to the highest bidder for cash at Polk, Florida, on July 15, 2019, at 10:00 AM, at www.polk.realforeclose.com for the following described property:

The North 25 feet of Lot 11 and all of Lot 12, Block 13, Silvercrest, Unit No. 2, according to the map or plat thereof, as Recorded in Plat Book 22, Page 18, 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 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

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, Bar-tow, 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.comBv: Jeffrey Alterman, Esq. FBN 114376 Our Case #: 17-001466-FHA-REV\2018CA00080500000\RMS June 21, 28, 2019 19-01139K

SECOND 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. 2018CA004984000000 LOANDEPOT.COM, LLC,

#### Plaintiff, vs. AARON MICHAEL NIEVES, et. al., Defendants

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered June 6, 2019 in Civil Case No. 2018CA004984000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bar-tow, Florida, wherein LOANDEPOT. COM, LLC is Plaintiff and AARON MICHAEL NIEVES, et. al., are Defendants, the Clerk of Court, STACY BUT-TERFIELD, 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 11th day of July, 2019 at 10:00 AM on the following described prop-

**JUNE 28 - JULY 4, 2019** 

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT,

IN AND FOR POLK COUNTY, FLORIDA. CASE No. 2017CA002530000000

WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2014-2. PLAINTIFF, VS. JULIANNE S. GATES A/K/A JULIANNE SIMMONDS A/K/A JULIANNE S. SIMMONDS, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated November 21, 2018 in the above action, the Polk County Clerk of Court will sell to the highest bidder for cash at Polk, Florida, on August 2, 2019, at 10:00 AM, at www.polk.realforeclose. com for the following described property:

Lot(s) 13 and 14, Block 12 of Dixieland Addition as recorded

in Plat Book 1, Page 67, et seq. 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 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 Office of the Court Administrator at 863-534-4686 , 255 North Broadway Avenue, Bartow, FL 33830 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: Amina M McNeil, Esq. FBN 67239 Our Case #: 17-000739-FST\2017  $CA00253000000 \backslash FAY$ 19-01159K June 21, 28, 2019

SECOND INSERTION NOTICE OF FORECLOSURE SALE

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

CASE NO.: 2018-CA-003126 THE MONEY SOURCE, INC., Plaintiff, v.

#### MALIKA SAFFLE; et al.,

**Defendants.** NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on July 15, 2019, at 10:00 a.m. EST, via the online auction site at www.polk.realforeclose. com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

Lot 80, of BRIDGEFORD CROSSING, according to the plat thereof, as recorded in Plat Book 140, Pages 10 and 11, Public Records of Polk County, Florida. Property Address: 215 Lake shore Drive, Davenport, FL 33837

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

Any person claiming an interest in

STATE OF FLORIDA CIVIL DIVISION Case No.: 2019CA-000535 CARPENTER COMPANIES FLORIDA, LLC, a Florida limited liability company, Plaintiff, vs. THE UNKNOWN SUCCESSOR TRUSTEES of the De Lilly Trust Dated April 8, 1997; JULIE A. **DeLILLY-DUMAS**, Conservator Guardian for the Estate of Myrtle M. DeLilly a/k/a M. M. DeLilly a/k/a/k M. M. Porter: and ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida not for profit corporation Defendants, TO: JULIE A. DELILLY-DUMAS,

Conservator/Guardian for the Estate of Myrtle M. DeLillv a/k/a M. M. DeLilly a/k/a/k M. M. Por-

815 NORTH LA BREA AVE., #280 INGLEWOOD, CA 90302

YOU ARE NOTIFIED that an action to quiet title on the following real property, located in Polk County, Florida:

Lot 6, Block 796, POINCIANA NEIGHBORHOOD, VILLAGE 2, according to the Plat thereof, recorded in Plat Book 53, Page(s) 29 through 43, inclusive, of the Public Records of Polk County, Florida.

Parcel Identification Number: 28-28-10-935240-796060 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Ste-

33602, on or before thirty (30) days after the Date of the First Publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 5/21, 2019. Default Date: June 27, 2019 Stacy M. Butterfield CLERK OF THE COURT POLK COUNTY, FLORIDA (SEAL) BY: Asuncion Nieves Deputy Clerk

Steven F. Thompson, Esq. Thompson Commercial Law Group 412 E. Madison St., Suite 900 Tampa, FL 33603 sthompson@thompsonclg.com service@thompsonclg.com Attorneys for Plaintiff June 7, 14, 21, 28, 2019 19-01026K AGAINST JEAN N. MAY, DECEASED: KENNETH CARL MAY and UNKNOWN SPOUSE OF KENNETH CARL MAY; DONNA MAY NICHOLSON and UNKNOWN SPOUSE OF DONNA MAY NICHOLSON, if living, and all unknown parties claiming by, through, under or against the above named Defendants who are not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the said KENNETH CARL MAY and UNKNOWN SPOUSE OF KENNETH CARL MAY; DONNA MAY NICHOLSON and UNKNOWN SPOUSE OF DONNA MAY NICHOLSON; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT: **UKNOWN TENANT 1; UNKNOWN TENANT 2,** Defendants.

TO: THE UNKNOWN HEIRS, DE-VISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIM-ING BY, THROUGH, UNDER OR AGAINST JEAN N. MAY, DECEASED Whose Residences are: Unknown Whose last Known Mailing Addresses are: Unknown

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on

C. Hakanson, Esquire, of McIntvre Thanasides Bringgold Elliott Grimaldi Guito & Matthews, P.A., 500 E. Kennedv Blvd., Suite 200, Tampa, Florida 33602, within thirty (30) days of the date of the first publication of this notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter: otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to vou, 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 7 day of June, 2019. July 15, 2019

STACY M. BUTTERFIELD CLERK OF CIRCUIT COURT (SEAL) By: Asuncion Nieves Deputy Clerk

Jeffrey C. Hakanson, Esq. McIntyre|Thanasides 500 E. Kennedy Blvd., Suite 200 Tampa, Florida 33602 813-223-0000 June 21, 28, 2019 19-01146K erty as set forth in said Summary Final Judgment. to-wit-

Lot 31, Villages at Bridgewater Village 1, according to the plat thereof, recorded in Plat Book 152, Page(s) 4 and 5, 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 before the clerk reports the surplus as unclaimed. 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 6277869 18-01928-4 June 21, 28, 2019 19-01145K the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim within 60 days after the sale.

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

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

SUBMITTED on this 12th day of June, 2019. SIROTE & PERMUTT, P.C. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Sirote & Permutt, P.C. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Toll Free: (800) 826-1699 Facsimile: (850) 462-1599 June 21, 28, 2019 19-01135K

SECOND INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF

THE TENTH JUDICIAL CIRCUIT.

IN AND FOR POLK COUNTY,

FLORIDA.

CASE No. 2019CA000692000000

TOWD POINT MORTGAGE TRUST

2015-5, U.S. BANK NATIONAL

BENEFICIARIES, DEVISEES,

GRANTEES, ASSIGNORS, CREDITORS AND TRUSTEES

OF THE ESTATE OF BARBARA J.

JEAN WOODWARD (DECEASED),

34, Public Records of Polk Coun-

has been filed against you, and you are

required to serve a copy of your written

NOTICE OF ACTION -

CONSTRUCTIVE SERVICE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND

WOODWARD A/K/A BARBARA

THE UNKNOWN HEIRS,

TRUSTEE,

ET AL.

PLAINTIFF, VS.

ASSOCIATION AS INDENTURE

#### SECOND INSERTION

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

CASE NO.: 53-2019-CA-001845 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST A, Plaintiff, VS.

UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF MARIA R. ALFARO

A/K/A MARIA ROSA ALFARO ORELLANA, DECEASED; et al., Defendant(s). TO: Unknown Heirs Beneficiaries,

Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An In-terest By, Through, Under, Or Against The Estate Of Maria R. Alfaro A/K/A Maria Rosa Alfaro Orellana, Deceased Last Known Residence: Unknown Juan Francisco Alfaro Rodriguez Last Known Residence: 1179 Bradbury Road, Haines City, FL 33844

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

ALL THAT CERTAIN LAND SITUATE IN POLK COINTY, STATE OF FLORIDA, VIZ S-8 & MH THE SOUTH 104.0 FEET OF THE NORTH 892.0 FEET OF THE WEST 385.0 FEET OF THE EAST 405.0 FEET OF THE EAST ONE-HALF OF THE SOUTHEAST QUARTER

NOTICE OF ACTION

IN AND FOR POLK COUNTY,

FLORIDA

WELLS FARGO BANK, N.A.,

PELLETIER HAMEL; et al.,

property in Polk County, Florida: ALL THAT CERTAIN PROP-

STATE OF FLORIDA AND BE-

RECORDED 12/20/2005 IN

BOOK 6552 PAGE 957 AMONG

THE LAND RECORDS OF THE

COUNTY AND STATE SET

FORTH ABOVE AND REFER-ENCED AS FOLLOWS: LOT

14, BLOCK 16, SUBDIVISION

AUBURNDALE HEIGHTS, PLAT BOOK 2, PLAT PAGE

has been filed against you and you are

required to serve a copy of your written

2528113365000

PARCEL ID NUMBER:

**Defendant**(**s**). TO: Francois Hamel

OF THE NORTHEAST QUAR-TER OF SECTION 35, TOWN-SHIP 27 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORI-DA. TOGETHER WITH A 1994 CATA MOBILE HOME VIN #:

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on AL-DRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before July 22, 2019, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Dated on June 13, 2019. STACY M. BUTTERFIELD, CPA ALDRIDGE | PITE, LLP Plaintiff's attorney 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 1133-2129B June 21, 28, 2019

#### SECOND INSERTION

defenses, if any, to it on ALDRIDGE | IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before July 22, 2019, and file the original with the clerk of this court either before service CASE NO.: 2018CA00358000000 on Plaintiff's attorney or immediately Plaintiff, VS. SUSAN PELLETIER A/K/A SUSAN thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in or-Last Known Residence: 515 Walnut der to participate in this proceeding, Street, Auburndale, FL 33823 YOU ARE NOTIFIED that an action you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court to foreclose a mortgage on the following Administrator, 255 N. Broadway Av-enue, Bartow, Florida 33830, (863) ERTY SITUATED IN THE CITY OF AUBURNDALE IN THE COUNTY OF POLK AND 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the sched-ING DESCRIBED IN A DEED uled appearance is less than 7 days; DATED 03/10/2005 AND if you are hearing or voice impaired,

call 711. Dated on June 13, 2019. STACY M. BUTTERFIELD, CPA As Clerk of the Court (SEAL) By: Asuncion Nieves As Deputy Clerk ALDRIDGE | PITE, LLP Plaintiff's attorney 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 1252-778B June 21, 28, 2019 19-01168K

#### SECOND INSERTION

**RE-NOTICE OF** FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: CASE NO.:

3549 TITLE #: 47019515

DEFENDANT(S). To: Cecile Fannin, Barbara O`Keefe & The Unknown Heirs, Beneficiaries, Devisees, Grantees, Assignors, Creditors and Trustees of the Estate of Barbara J. Woodward a/k/a Barbara Jean Woodward (Deceased) RESIDENCE: UNKNOWN LAST KNOWN ADDRESS: 3737 Phillips Rd, Lake Wales, FL 33898 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Polk County, Florida: Lots 40 and 41 Block "T", LAKE PIERCE HEIGHTS, a subdivi-sion, according to Plat thereof recorded in Plat Book 40, Page

As Clerk of the Court (SEAL) By: Gina Busbee As Deputy Clerk 19-01167K

> FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2017CA001016000000 FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES

ty, Florida

OF AMERICA,, Plaintiff, vs. ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OT AGAINST THE ESTATE OF LUIS F. GRACIANI A/K/A LUIS GRACIANI, DECEASED, et. al. Defendant(s),

TO: DONNA BELLA GRACIANI A/K/A DONNA BELLA CONSTANTE. whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

following property: LOT 22, ESTATES OF AU-BURNDALE, ACCORDING TO THE MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 127, PAGES 26, 27, 28 AND 29, OF THE PUBLIC RE-CORDS OF POLK COUNTY,

#### 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 July 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.

Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves Deputy Clerk of the Court Boca Raton, FL 33432

19-01154K

#### SECOND INSERTION

#### 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 Avenue, Suite 100, Boca Raton, Florida 33487 on or before July 17, 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.

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 10 day of June, 2019.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) By: Gina Busbee DEPUTY CLERK ROBERTSON, ANSCHUTZ, & SCHNEID, PL 6409 Congress Ave., Suite 100 Boca Raton, FL 33487

PRIMARY EMAIL: mail@rasflaw.com 18-168813 - AdB June 21, 28, 2019 19-01157K

#### NOTICE OF ACTION

SECOND INSERTION

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

CASE NO.: 2018CA004337000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST A, Plaintiff, VS. UNKNOWN HEIRS

BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH. UNDER OR AGAINST THE ESTATE OF RENA BELLE CLANTON, DECEASED; et al., Defendant(s). TO: VICTORIA CLANTON A/K/A DEBRA VICTORIA CLANTON A/K/A DEBRA CLANTON

Last Known Residence: 13260 BW 8TH STREET DAVIE, FL 33325 YOU ARE NOTIFIED that an action

to foreclose a mortgage on the following property in Polk County, Florida: ALL THAT CERTAIN PARCEL

OF LAND IN, POLK COUN-TY, STATE OF FL, AS MORE

FULLY DESCRIBED IN OR BOOK 1371, PAGE 1088 ID #26312544 3500035010, BE-ING KNOWN AND DESIG-NATED AS LOT 1 BLOCK 35 J.E. ROBERSON ADDITION,

FILED IN PLAT BOOK 1 AT PAGE 21 has been filed against you and you

are required to serve a copy of your written defenses, if any, to it on AL-DRIDGE | PITE, LLP, Plaintiff's at-torney, at 1615 South Congress Av-Suite 200, Delray Beach, FL enue, 33445, on or before July 18, 2019, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. Dated on June 11, 2019.

STACY M. BUTTERFIELD, CPA As Clerk of the Court (SEAL) By: Asuncion Nieves

As Deputy Clerk ALDRIDGE | PITE, LLP, Plaintiff's attorney, 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445 1133-1661B June 21, 28, 2019 19-01163K

SECOND INSERTION

Polk County, Florida, run South 635 feet and East 215 feet for a point of beginning; thence run North 220 feet, thence run East 215 feet, thence run South 220 feet and run West 215 feet back to the point of beginning.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Kathryn I. Kasper, the Plaintiff's attorney, whose address is Sirote & Permutt, P.C., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in

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.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Polk County, Florida, this 10 day of June, 2019.

as Clerkof the Circuit Court of Polk County, Florida By: /s/ Gina Busbee

Kathryn I. Kasper The Plaintiff's attorney Sirote & Permutt, P.C., 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 June 21, 28, 2019 19-01130K

#### SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO .:

2019CA-001185-0000-00

MORE SPECIFICALLY DE-SCRIBED AS FOLLOWS: 1997 HERITAGE LEGACY VIN# FLFLT79A12721HE21 AND FLFLT79B12721HE21. has been filed against you and you are required to serve a copy of your written

#### SECOND INSERTION NOTICE OF FORECLOSURE SALE Final Judgment, to wit: IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND

FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2019CA000051000000

LOT 8, BLOCK 1 OF LEROY PARK ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 13, PAGE 19, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

CASE NO.: 2019-CA-000431 OCWEN LOAN SERVICING, LLC, Plaintiff, v. THE UNKNOWN PERSONAL REPRESENTATIVE OF THE ESTATE OF ELIZABETH J. KNOBLOCK; LISA KNOBLOCK; CRAIG KNOBLOCK; LYNNE CRYSTAL; UNKNOWN HEIR, BENEFICIARY AND DEVISEE 1 OF THE ESTATE OF ELIZABETH J. KNOBLOCK, DECEASED; UNKNOWN HEIR, BENEFICIARY AND DEVISEE 2 OF THE ESTATE OF ELIZABETH J. KNOBLOCK, DECEASED; UNKNOWN PARTY IN POSSESSION 1; UNKNOWN PARTY IN POSSESSION 2; UNKNOWN SPOUSE OF

KENNETH R. BILBREY; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT, Defendants. TO: Unknown Personal Representative

of the Estate of Elizabeth J. Knoblock Last known address: 13 Wilson Rd, Winter Haven, FL 33880 Unknown Heir, Beneficiary and Devi-

see 1 of the Estate of Elizabeth J. Knoblock, Deceased Last known address: 13 Wilson Rd,

Winter Haven, FL 33880 Unknown Heir, Beneficiary and Devisee 2 of the Estate of Elizabeth J. Knob

lock, Deceased Last known address: 13 Wilson Rd,

Winter Haven, FL 33880 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Polk County, Florida:

Begin at the Northwest corner of the West 1/2 of the SE 1/4 of the SE 1/4 of Section 10, Township 29 South, Range 25 East,



# If you are a person with a disability

Default Date - July 17, 2019 Stacy M. Butterfield

DEPUTY CLERK

# Date: JUN 04 2019 Tromberg Law Group, P.A., attorneys for Plaintiff, 1515 South Federal Highway, Suite 100,

Our Case #: 18-001188-F 2019CA00069200000\SPS June 21, 28, 2019

#### 2018CA-001960-0000-00 FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. GUY R. KILLINGSWORTH A/K/A GUY KILLINGSWORTH; CITIBANK, N.A. SUCCESSOR BY MERGER TO CITIBANK (SOUTH DAKOTA), N.A.; UNKNOWN SPOUSE OF CYNTHIA A. KILLINGSWORTH: UNKNOWN SPOUSE OF GUY R. KILLINGSWORTH A/K/A GUY KILLINGSWORTH: CYNTHIA A. **KILLINGSWORTH; UNKNOWN** TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 29th day of May, 2019, and entered in Case No. 2018CA-001960-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein FED-FRAL NATIONAL MORTGAGE AS-SOCIATION is the Plaintiff and GUY R. KILLINGSWORTH A/K/A GUY KILLINGSWORTH: CITIBANK, N.A. SUCCESSOR BY MERGER TO CI-TIBANK (SOUTH DAKOTA), N.A.; CYNTHIA A. KILLINGSWORTH: and UNKNOWN TENANT (S) IN POS-SESSION OF THE SUBJECT PROP-ERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at,

PAGE 8, PUBLIC RECORDS OF POLK COUNTY, FLORIDA ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

10:00 AM on the 29th day of July, 2019,

the following described property as set

DIVISION, ACCORDING TO

THE PLAT THEREOF RE-CORDED IN PLAT BOOK 81,

forth in said Final Judgment, to wit: LOT 3 OF HOMEWOOD SUB-

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 day of JUN 19 2019. By: Christine Hall, Esq. Bar Number: 103732 Submitted by: Choice Legal Group, P.A. P.O. Box 9908

Fort Lauderdale, FL 33310-0908 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@clegalgroup.com 17-00577 June 21, 28, 2019 19-01156K

#### U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF10 MASTER PARTICIPATION TRUST. Plaintiff, vs.

THE UNKNOWN HEIRS. **BENEFICIARIES, DEVISEES,** GRANTEES, ASSIGNEES, LIENORS CREDITORS TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GUADALUPE ALFARO. DECEASED, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 07, 2019, and entered in 2019CA000051000000 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 LSF10 MASTER PARTICIPATION TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDI-TORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GUADALUPE ALFARO A/K/A GUADALUPE WALLEY ALFARO, DECEASED; LUPE W. ALFARO 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 July 23, 2019, the following described property as set forth in said

Property Address: 1012 GERAL DINE AVE, 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.

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

Dated this 19 day of June, 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 Bv: \S\Nicole Ramiattan Nicole Ramjattan, Esquire Florida Bar No. 89204 Communication Email: nramjattan@rasflaw.com 18-179423 - MaS 19-01165K June 21, 28, 2019

#### BANK OF AMERICA, N.A., Plaintiff, vs. UNKNOWN HEIRS BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF NORVAL MINNEAR, et al.,

#### Defendants.

TO: UNKNOWN HEIRS, BENEFI-CIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUST-EES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ES-TATE OF NORVAL MINNEAR Last Known Address: 3801 WALKER SHORES DR, BARTOW, FL 33830 Current Residence Unknown DWAYNE MINNEAR Last Known Address: 3801 WALKER SHORES DR, BARTOW, FL 33830 Current Residence Unknown UNKNOWN SPOUSE OF NORVAL MINNEAR Last Known Address: 3801 WALKER

SHORES DR, BARTOW, FL 33830 Current Residence Unknown

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

LOT 6, LAKE WALKER SHORES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 96, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CER-TAIN MANUFACTURED HOME

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 July 11, 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 day of JUN 05 2019. STACY M. BUTTERFIELD, CPA As Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk Choice Legal Group, P.A., Attorney for Plaintiff P.O. BOX 9908 FT. LAUDERDALE, FL 33310-0908 19-00389

19-01126K

June 21, 28, 2019

#### FOURTH INSERTION

NEIGHBORHOOD 4, VIL-LAGE 7, according to the Plat thereof, recorded in Plat Book 53. Page(s) 4 through 18, inclusive, of the Public Records of Polk County, Florida. Parcel Identification Number:

28-28-02-934710-07310 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Steven F. Thompson, Esq. of Thompson Com-mercial Law Group, the Plaintiff's attorney, whose address is 412 E. Madison Street, Suite 900, Tampa, Florida 33602, on or before thirty (30) days after the Date of the First Publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 ap-pearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated on MAY 21, 2019. Default Date: June 27, 2019 Stacy M. Butterfield CLERK OF THE COURT POLK COUNTY, FLORIDA (SEAL) BY: Ascuncion Nieves Deputy Clerk Steven F. Thompson, Esq. Thompson Commercial Law Group 412 E. Madison St., Suite 900 Tampa, FL 33603 sthompson@thompsonclg.com service@thompsonclg.com Attorneys for Plaintiff June 7, 14, 21, 28, 2019 19-01027K

#### NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. STATE OF FLORIDA CIVIL DIVISION Case No.: 2019CA-000412 CARPENTER COMPANIES FLORIDA, LLC, a Florida limited liability company, Plaintiff, vs. EDWARD M. RUDZINSKI, individually; BARBARA A. RUDZINSKI, individually; and ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida not for profit corporation, Defendants, TO: EDWARD M. RUDZINSKI BARBARA A. RUDZINSKI 6891 FRICOT CITY RD. SAN ANDREAS, CA 95249 YOU ARE NOTIFIED that an action to quiet title to on the following real property located in Polk County, Florida:

Lot 14, Block 1030, POINCIANA

#### FOURTH INSERTION

NEIGHBORHOOD 4 VILLAGE 7, according to the plat thereof recorded in Plat Book 53 at Page(s) 4 through 18, inclusive, of the Public Records of Polk County, Florida. Parcel Identification Number:

28-28-02-934710-087140 has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Steven F. Thompson, Esq. of Thompson Commercial Law Group, the Plaintiff's attorney, whose address is 412 E. Madison Street, Suite 900, Tampa, Florida 33602, on or before thirty (30) days after the Date of the First Publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, vou are entitled, at no cost to vou, 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 your are hearing or voice impaired, call

Dated on MAY 21, 2019. Default Date: June 27, 2019 Stacy M. Butterfield CLERK OF THE COURT POLK COUNTY, FLORIDA (SEAL) BY: Asuncion Nieves Deputy Clerk

Steven F. Thompson, Esq. Thompson Commercial Law Group 412 E. Madison St., Suite 900 Tampa, FL 33603 sthompson@thompsonclg.com service@thompsonclg.com Attorneys for Plaintiff June 7, 14, 21, 28, 2019 19-01028K

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2019-CP-1538 IN RE: ESTATE OF LILY ELIZE CANNON, Deceased.

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY,

STATE OF FLORIDA

CIVIL DIVISION Case No.: 2019CA-000347

FLORIDA, LLC, a Florida limited

CARPENTER COMPANIES

ANAMARIE SANTAMARIA-BERNABE, individually; and

TRUJILLO ALTO, PR 00976

ASSOCIATION OF POINCIANA

VILLAGES, INC., a Florida not for

TO: ANAMARIE SANTAMARIA-

VISTA DEL RIO APARTMENTS, APT.

YOU ARE NOTIFIED that an ac-

tion to quiet title to on the following real property, located in Polk County,

Lot 17, Block 1016, POINCIANA

liability company,

profit corporation

Defendants,

BERNABE

Q1627

Florida:

Plaintiff, vs.

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

You are hereby notified that an Order of Summary Administration has been enetered in the estate of LILY ELIZE CANNON, deceased, File Number 2019-CP-1538, by the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831; that the decedent's date of death was December 13, 2018; that the total value of the estate is \$24,006,13 and that the names and addresses of those to whom it has been assigned by such order are: LISA ANN CANNON-

WEISMORE 1580 Mill Slough

- Kissimmee, Florida 34744 TISHA KAY RAMOS
- 3611 Bristol Cove Lane
- Saint Cloud, Florida 34772
- TINA CANNON
- 5524 Hamock Circle Saint Cloud, Florida 34771
- ALL INTERESTED PERSONS ARE

NOTIFIED THAT:

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

The date of first publication of this Notice is June 21st, 2019.

Person Giving Notice: LISA ANN CANNON-WEISMORE

1580 Mill Slough Kissimmee, Florida 34744 Attorney for Person Giving Notice NORBERTO S. KATZ, ESQUIRE Florida Bar No.: 399086 VELIZ KATZ LAW 425 West Colonial Drive, Suite 104 Orlando, Florida 32804 Telephone: (407) 849-7072 Fax: (407) 849-7075 E-Mail: velizkatz@velizkatzlaw.com

SECOND INSERTION NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY. FLORIDA CIVIL ACTION CASE NO.: 53-2018-CA-005104 U.S. BANK NATIONAL

ASSOCIATION, Plaintiff, vs.

#### EDUARDO ESCALERA, et al, **Defendant**(s). NOTICE IS HEREBY GIVEN Pursu-

ant to a Final Judgment of Foreclosure dated June 7, 2019, and entered in Case No. 53-2018-CA-005104 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. BANK NATIONAL ASSOCIA-TION, is the Plaintiff and Eduardo Escalera; Lilliam Escalera; Forest Ridge Homeowners Association of Polk County, Inc.; United States of America Acting through Secretary of Housing and Urban Development; are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www. polk.realforeclose.com, Polk County, Florida at 10:00am EST on the 12th day of July, 2019, the following described property as set forth in said Final Judg-

LOT 7, FOREST RIDGE, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 139, PAGES 37 THROUGH 40 INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. A/K/A 5609 FOREST RIDGE DR, WINTER HAVEN, FL 33881

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 17th day of June, 2019. /s/ Nathan Gryglewicz Nathan Gryglewicz, Esq.

- FL Bar # 762121
- Albertelli Law
- Attorney for Plaintiff

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET; NOTICE OF PUBLIC HEARING TO

CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

#### Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors ("Board") for the Towne Park Community Development District ("District") will hold the following two public hearings and a regular meeting:

DATE: TIME:	July 11, 2019 11:00 a.m.	
LOCATION:	Offices of Highland Homes 3020 S. Florida Avenue Suite 101 Lakeland, Florida 33803	

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("**Proposed Budget**") for the fiscal year beginning October 1, 2019 and ending September 30, 2020 ("Fiscal Year 2019/2020"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, Florida Statutes, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2019/2020; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

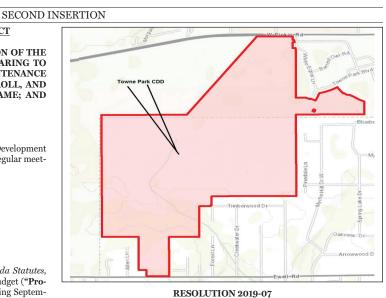
#### **Description of Assessments**

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Chapters 170, 190, and 197, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing

Land Use	Total # of Units / Acres	EAU Factor	<u>Proposed Annual O&amp;M</u> <u>Assessment (including</u> <u>collection costs / early</u> <u>payment discounts)</u>
Phase 2A	148	1.0	\$638.10
Phase 2B	130	1.0	\$638.10
Phase 3A	433	1.0	\$638.10
Phase 3B	88	0.050	\$31.90
Parcel 3C	216	0.050	\$31.90

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Polk County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), *Florida Statutes*, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2019/2020.

For Fiscal Year 2019/2020, the District intends to have the County tax collector llect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2019. It is important to pay your assessment because **failure to pay will cause a tax certificate to be issued against the prop**erty which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.



A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT DECLARING SPECIAL ASSESSMENTS; INDICATING THE NATURE AND ESTIMATED COST OF THE OPERATIONS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Board of Supervisors ("Board") of the Towne Park Community Development District (THE "District") hereby determines to undertake the maintenance and operations ("Operations") as described in **Exhibit A**, the District's approved budget for Fiscal Year 2019-2020 previously approved on May 9, 2019 at a duly noticed meeting of the Board, incorporated herein by reference; and

WHEREAS, it is in the best interests of the District to pay the cost of the Operations by special assessments pursuant to Chapter 190, Florida Statutes ("Assessments"); and

WHEREAS, the District is empowered by Chapter 190, the Uniform Community Development District Act, to finance, fund, plan, operate, and maintain the Operations and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the prop-erty maintained and/or operated by the District's Operations, the amount of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the acreage of each parcel; and WHEREAS, the District hereby determines that the assessments to be levied will

#### not exceed the benefits to the property improved. NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT:

- Assessments shall be levied to defray the cost of the Operations
- 2. The nature of the Operations is described in Exhibit A, which is also on file
- and available for public inspection at the District's office. 3. The total estimated cost of Operations for the Fiscal Year 2019-2020 is
- \$430,950.00 (the "Estimated Cost"). The Assessments will defray approximately \$430,950.00, which is reflective
- of the Estimated Cost for the Fiscal Year 2019-2020. 5. The Assessments shall be apportioned based on equivalent residential unit
- ("ERU") values.

6 The Acce shall be levied within the District, on all lots and land cially benefitting from the Operations and further designated by the assessment roll hereinafter provided. 7. There is on file, at the District Records Office, an assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to inspection by the public. 8. The Assessments shall be paid during Fiscal Year 2019-2020. The Assess ments may be certified for collection by the tax collector or may be collected directly by the District in accordance with Florida law. 9. The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll. 10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved 11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulated within Polk County, provided that the first publication shall be at least 20 days prior and the last publication shall be at least one (1) week prior to the date of the hearing, and to provide such other notice as may be required by law or desired in the best interests of the District.

TOWNE PARK COMMUNITY DEVELOPMENT DISTRICT

Secondary E-Mail:		
iperera@velizkatzlaw.com		
June 21, 28, 2019	19-01164K	



P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 (813) 221-9171 facsimile eService: serveal a w@albertellilaw.comCT - 18-031228 June 21, 28, 2019 19-01149K

# E-mail your Legal Notice legal@businessobserverfl.com

SAVE TIME

Sarasota & Manatee counties Hillsborough County | Pasco County Pinellas County | Polk County Lee County | Collier County **Charlotte County** 

Wednesday 2PM Deadline **Friday Publication** 



#### Additional Provisions

The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, pro-posed assessment roll, and the agenda for the hearings and meeting may be obtained at www.towneparkcdd.com, or at the offices of the District Manager, the offices of the District Manager, located at PFM Group Consulting LLC, 12051 Corporate Bou-levard, Orlando, Florida 32817, Ph: 407-723-5900 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone

Any person requiring special accommodations at this meeting because of a dis-ability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manag-er's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceed-ings 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.

District Manager

12. This Resolution shall become effective upon its passage.

PASSED AND ADOPTED this 10th day of June, 2019. TTEST: TOWNE PARK COMMUNITY ATTEST:

DEVELOPMENT DISTRICT /s/D. Joel Adams

Chairperson, Board of Supervisors

/s/Jane Gaarlandt Secretary/Assistant-Secretary Composite Exhibit A: Fiscal Year 2019-2020 Budget

Composite Exhibit B: Preliminary Assessment Roll

19-01153K

June 21, 28, 2019







#### 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. 2018CA002782000000 PennyMac Loan Services, LLC, Plaintiff, vs. Charles P. Jones, Jr. a/k/a Charles Jones, et al.,

#### Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 24, 2019, entered in Case No. 2018CA002782000000 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein PennyMac Loan Services, LLC is the Plaintiff and Charles P. Jones, Jr. a/k/a Charles Jones: Unknown Spouse of Charles P. Jones, Jr. a/k/a Charles Jones; City of Mulberry, Florida are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash by electronic sale at www.polk. realforeclose.com, beginning at 10:00 AM on the 9th day of July, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 14, L.N. PIP-KINS ADDITION, A SUBDIVI-SION ACCORDING TO THE PLAT THEREOF, RECORDED AT PLAT BOOK 3, PAGE 40, LESS ROAD RIGHT OF WAY AND LESS ADDITIONAL ROAD RIGHT OF WAY, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 12 day of June, 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. 2018CA002782000000 File # 18-F00712 19-01133K June 21, 28, 2019

#### SECOND INSERTION

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

#### FLORIDA CASE NO.: 2018-CA-004471 EMBRACE HOME LOANS, INC.,

Plaintiff, v. DAVID T. MILLS, et al.,

#### Defendants.

NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on July 15, 2019, at 10:00 a.m. EST, via the online auction site at www.polk.realforeclose. com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

LOT 28, OF COUNTRY CHASE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 130, PAGE(S) 4 AND 5, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1405 Country Chase Drive, Lakeland, FL 33810

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

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

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

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

SUBMITTED on this 12th day of June, 2019. SIROTE & PERMUTT, P.C. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Sirote & Permutt, P.C. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Toll Free: (800) 826-1699 Facsimile: (850) 462-1599 June 21, 28, 2019 19-01134K

HASHIME; HUGH M. KING A/K/A

HUGH KING; UNKNOWN TEN-

ANT NO. 1; UNKNOWN TENANT

#### 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. 2014CA002971000000 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT ,

Plaintiff, vs. MARILYN V. HASHIME A/K/A MARILYN HASHIME; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR SUNTRUST MORTGAGE. INC.; DIANE PERSAUD A/K/A DIANE L. PERSAUD; SUNSET RIDGE HOA, INC.; UNKNOWN SPOUSE OF DIANE PERSAUD

NO. 2; and ALL UNKNOWN PAR-TIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS AC-TION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR IN-TEREST IN THE PROPERTY HERE-IN 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 July 15, 2019, the following described property as set forth in said Order or

Final Judgment, to-wit: LOT 83, SUNSET RIDGE PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 126, PAGE 36, OF THE PUBLIC RE-

#### SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2018CA004697

FLAGSTAR BANK, FSB, Plaintiff, vs. JOSHUA STEVEN MITE; MORTGAGE ELECTRONIC **REGISTRATION SYSTEMS, INC.,** AS NOMINEE FOR CITYWIDE HOME LOANS: RIDGE OF **DUNDEE HOMEOWNERS** 

ASSOCIATION, INC.,

Defendants. NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on May 15, 2019 in the above-styled cause, Stacy M. Butterfield, Polk county clerk of court shall sell to the highest and best bidder for cash on July 15, 2019 at 10:00 A.M., at www.polk. realforeclose.com, the following de-

scribed property: LOT 139, RIDGE OF DUNDEE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 137, PAGE(S) 8, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 1611 EL-LINGTON DRIVE, DUNDEE, FL 33838

ANY PERSON CLAIMING AN IN-

#### 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.: 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.; Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on 14th day of June, 2019, 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 24th day of July, 2019 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: Unit No. 176, of IMPERIAL SOUTHGATE VILLAS CON-DOMINIUM 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 in-

#### SECOND 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-001457-0000-00 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. MICHAEL J. BELCHER A/K/A

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

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN

THE PROPERTY OWNER AS OF

THE DATE OF THE LIS PENDENS

MUST FILE A CLAIM WITHIN 60

AMERICANS WITH DISABILI-

If you are a person with a disability

DAYS AFTER THE SALE.

TIES ACT

than 7 days; if you are hearing or voice impaired, call 711. Dated: June 14, 2019 /s/ Michelle A. DeLeon 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 # 123977 19-01138K June 21, 28, 2019

terest or share in the common

elements, and any amendments thereto. Property address: 3541 Amity Ave., Unit 176, 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 sixty (60) days after the sale.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel for Plaintiff designates attorney@ padgettlawgroup.com as its primary email address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

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, Bar-tow, 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. 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 MTGLQ Investors, L.P. vs. Donna Brabant TDP File No. 17-011330-1 19-01152K June 21, 28, 2019

ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 9, PAGE 43, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA AND BEING IN SECTION 16, TOWNSHIP 30 SOUTH, RANGE 26 EAST, LESS AND EXCEPT ANY PORTION LY-ING WITHIN THE NW 1/4 OF THE NW 1/4 OF THE NE 1/4 OF SECTION 16, TOWNSHIP 30 SOUTH, RANGE 26 EAST,

#### SECOND INSERTION

PUBLIC AUCTION A-American Self Storage and unit #44, 1019 Triangle St Lakeland FL 33805. A-American Self Storage hereby gives PUBLIC notice of the disposal of property for the default of lease agreement, pursuant to Florida Statues Section 83.801-83.809 on the following individuals:

#### Customer Name Inventory Carlos Lazarte

personal property/furniture The contents if these units shall be disbursed of on or after July 9th at 11: am: A-American Self Storage 1019 Triangle St Lakeland FL 33805

June 21, 28, 2019 19-01131K

THIRD INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION

CASE NUMBER: 2016-CP-000045-0000-XX **DIVISION:** Probate IN RE: THE ESTATE OF EDITH E. POLK.

Deceased. KEMP & ASSOCIATES, INC., as owner and holder of partial assignments, etc.,

Petitioner, v. MONA R. MAY, as Personal Representative of the Estate of Edith

E. Polk, deceased, et al., **Respondents.** TO: All Unknown Heirs and Beneficia-

ries of Edith E. Polk, Deceased, and All Those Claiming By, Through, under or Against Them

YOU ARE NOTIFIED that a Petition to Determine Beneficiaries has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Richard L. Pearse, Jr., Petitioners' attorney, whose address is 569 S. Duncan Avenue, Clearwater, Florida 33756-6255, on or before July 12th, 2019, and file the original with the clerk of this court either before service on Petitioners' attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated 6/7/19, 2019. STACY M. BUTTERFIELD, CPA As Clerk of the Court

#### By Yesenia Madera As Deputy Clerk

Richard L. Pearse, Jr., Petitioners' attorney 569 S. Duncan Avenue, Clearwater, Florida 33756-6255 June 14, 21, 28; July 5, 2019 19-01102K

#### SECOND INSERTION NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2019CA-000281-0000-00 SUNDANCE MASTER HOMEOWNERS ASSOCIATION,

INC., Plaintiff(s) VS. KATRINA C HARVEY; and UNKNOWN PARTIES IN POSSESSION, Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on APRIL 24, 2019 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 49 of the Sundance Fields, according to the plat thereof as recorded in Plat Book 155, Pages 1 through 3, of the Public Records of Polk County, Florida. Street address: 4244 Moon Shadow Loop, Mulberry, Florida

#### 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. 2019CA000524000000 ROUNDPOINT MORTGAGE SERVICING CORPORATION, Plaintiff, vs.

## JAMES L. CAYSON, JR., et al.

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 06, 2019, and entered in 2019CA000524000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein ROUND-POINT MORTGAGE SERVICING CORPORATION is the Plaintiff and JAMES L. CAYSON, JR.; AMBER D. CAYSON 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 July 23, 2019, the following described property as set forth in said Final Judgment, to wit: LOT 7 AND THE SOUTH 40.0

FEET OF LOT 6, BLOCK 2, HA-ZEL CREST, ACCORDING TO THE MAP OR PLAT THERE-OF, AS RECORDED IN PLAT BOOK 21, PAGE(S) 17, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 210 NOXON ST, AUBURNDALE, FL 33823 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 19 day of June, 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\Nicole Ramjattan Nicole Ramjattan, Esquire Florida Bar No. 89204 Communication Email: nramjattan@rasflaw.com 18-240794 - MaS June 21, 28, 2019 19-01166K

#### OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateeclerk.com

SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com

> LEE COUNTY: leeclerk.org

**COLLIER COUNTY:** 

#### A/K/A DIANE L. PERSAUD N/K/A MIKE KING; UNKNOWN SPOUSE OF MARILYN V. HASIME A/K/A MARILYN HASHIME; HUGH M. KING A/K/A HUGH KING; 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 a Summary Final Judgment of foreclosure dated May 30, 2019, and entered in Case No. 2014CA002971000000 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 MARILYN V. HASHIME A/K/A MARILYN HASHIME; MORT-GAGE ELECTRONIC REGISTRA-TION SYSTEMS, INC., AS NOMINEE FOR SUNTRUST MORTGAGE, INC.; DIANE PERSAUD A/K/A DIANE L. PERSAUD; SUNSET RIDGE HOA, INC.; UNKNOWN SPOUSE OF DI-ANE PERSAUD A/K/A DIANE L. PERSAUD N/K/A MIKE KING; UNKNOWN SPOUSE OF MARI-LYN V. HASIME A/K/A MARILYN

CORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AF-TER 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: June 12, 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 1460-169937 / KK-S June 21, 28, 2019 19-01158K

#### MICHAEL JOSEPH BELCHER; UNKNOWN SPOUSE OF PAREARLYN TRAVIS CARR; STEPHANIE LOUISE WEBB F/K/A STEPHANIE LOUISE PERONARD; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 14th day of March, 2019, and entered in Case No. 2018CA-001457-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR.COOPER is the Plaintiff and MICHAEL J. BELCHER A/K/A MICHAEL JOSEPH BELCHER; UN-KNOWN SPOUSE OF PAREARLYN TRAVIS CARR; STEPHANIE LOUISE WEBB F/K/A STEPHANIE LOUISE PERONARD; and UNKNOWN TEN-ANT (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 12th day of August, 2019, the following described property as set forth in said Final Judgment, to wit: LOTS 4, 5, 6, 7, 8, 9, 10, 11, 12,

AND ADJACENT PENNSYL-VANIA BOULEVARD (VA-CATED) LYING EAST OF SAME, BLOCK 9, STAR LAKE HEIGHTS, A SUBDIVISION

POLK COUNTY, FLORIDA ANY PERSON CLAIMING AN IN-

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

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

Dated this day of JUN 19 2019. By: Shane Fuller, Esq.

Bar Number: 100230 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 18-00520 June 21, 28, 2019 19-01155K 33860.

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 11th day of JULY, 2019.

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AF-TER 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 7th day of June, 2019. STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Batow, Florida 33831-9000 (SEAL) By Yashica Black Deputy Clerk Polk County Clerk of Courts

Civil Law Department Drawer CC-12, P.O. Box 9000 Bartow, FL 33831-9000 June 21, 28, 2019 19-01151K collierclerk.com

HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com

**PINELLAS COUNTY:** pinellasclerk.org

POLK COUNTY: polkcountvclerk.net

**ORANGE COUNTY:** myorangeclerk.com

Check out your notices on: florida otices.con



#### **BUSINESS OBSERVER**

# POLK COUNTY

#### SECOND INSERTION

LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE ADOPTION OF THE FISCAL YEAR 2019/2020 BUDGET; NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; AND NO-TICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

#### Upcoming Public Hearings, and Regular Meeting

The Board of Supervisors ("Board") for the Lakeside Preserve Community Development District ("District") will hold the following two public hearings and a regular meeting

DATE:	July 11, 2019
TIME:	11:00 a.m.
LOCATION:	Offices of Highland Homes 3020 S. Florida Avenue Suite 101 Lakeland, Florida 33803

The first public hearing is being held pursuant to Chapter 190, Florida Statutes, to receive public comment and objections on the District's proposed budget ("Proposed Budget") for the fiscal year beginning October 1, 2019 and ending Septem ber 30, 2020 ("Fiscal Year 2019/2020"). The second public hearing is being held pursuant to Chapters 170, 190 and 197, *Florida Statutes*, to consider the imposition of operations and maintenance special assessments ("O&M Assessments") upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2019/2020; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearings, the Board will, by resolution, adopt a budget and levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

#### Description of Assessments

The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Chapters 170, 190, and 197, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units / Acres	ERU Factor	Proposed Annual O&M Assessment (including collection costs / early payment discounts)
Phase 1, platted	135	1.0	\$645.16
Phase 2, unplatted	160	0.50	\$150.16
Phase 3, unplatted	166	0.50	\$150.16

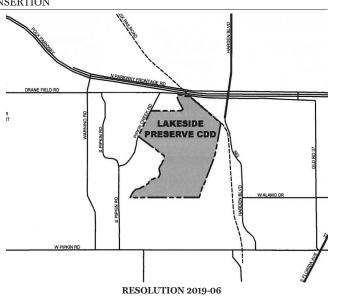
The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Polk County ("County") may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), Florida Statutes, the lien amount shall serve as the "maximum rate" authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), *Florida Statutes*, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2019/2020.

For Fiscal Year 2019/2020, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2019. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

Additional Provisions The public hearings and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Bud-get, proposed assessment roll, and the agenda for the hearings and meeting may be obtained at www.lakesidepreservecdd.org, or at the offices of the District Manager, located at PFM Group Consulting LLC, 12051 Corporate Boulevard, Orlando, Florida 32817, Ph: 407-723-5900 ("District Manager's Office"), during normal business hours. The public hearings and meeting may be continued to a date, time, and place to be specified on the record at the hearings or meeting. There may be occasions when staff or board members may participate by speaker telephone.

Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (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 Manager's Office.

Please note that all affected property owners have the right to appear at the public hearings and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearings or meeting is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and



A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DIS-TRICT DECLARING SPECIAL ASSESSMENTS PURSUANT TO CHAPTERS 190, 170, AND 197, FLORIDA STATUTES; IN-DICATING THE NATURE AND ESTIMATED COST OF THE OPERATIONS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE OPERATIONS TO BE DE-FRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE MADE; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, the Board of Supervisors of the Lakeside Preserve Community Development District ("Board") hereby determines to undertake the maintenance and operations ("Operations") described in Exhibit A, the District's ap-

proved budget for Fiscal Year 2019-2020, incorporated herein by reference; and WHEREAS, it is in the best interest of the Lakeside Preserve Community Development District ("District") to pay the cost of the Operations by special assessments pursuant to Chapter 190, Florida Statutes ("Assessments"); and **WHEREAS**, the District is empowered by Chapter 190, the Uniform Com-

munity Development District Act, to finance, fund, plan, operate, and maintain the Operations and to impose, levy and collect the Assessments; and WHEREAS, the District hereby determines that benefits will accrue to the

property maintained and/or operated by the District's Operations, the amount of those benefits, and that special assessments will be made in proportion to the benefits received, which amount is proportional to the benefit of each parcel; and

WHEREAS, the District hereby determines that the assessments to be levied will not exceed the benefits to the property improved.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF SUPERVISORS OF THE LAKESIDE PRESERVE COM-MUNITY DEVELOPMENT DISTRICT:

1. Assessments shall be levied to defray the cost of the Operations 2. The nature of the Operations are described in Exhibit A, which is also on

file and available for public inspection at the District's office. 3. The total estimated cost of the Operations for Fiscal Year 2019-2020 is

\$126,525.00 (the "Estimated Cost"). 4. The Assessments will defray approximately \$126,525.00, which is reflective

of the Estimated Cost for the Fiscal Year 2019-2020. 5. The Assessments shall be apportioned based on equivalent residential unit ("ERU") values.

6. The Assessments shall be levied, within the District, on all lots and lands specially benefitting from the Operations and further designated by the assessment roll hereinafter provided for.

7. There is on file, at the District Records Office, a preliminary assessment roll showing the area to be assessed, with specifications describing the Operations and the Estimated Cost of the Operations, all of which shall be open to

inspection by the public. 8. The Assessments shall be due and payable during the 2019-2020 Fiscal Year. The Assessments may be certified for collection by the tax collector or may be collected directly by the District in accordance with Florida law.

**9.** The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Section 5 above, which shows the lands assessed, the amount of benefit to and the assessment against each lot or parcel of land, which is attached hereto as Exhibit B and hereby adopted and approved as the District's preliminary assessment roll.

10. The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the undertaking of the Operations, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.

11. The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Polk County and to provide such other notice as may be required by law or desired in the best interests of the District.

SECOND INSERTION

12. This Resolution shall become effective upon its passage PASSED AND ADOPTED this 10th day of June, 2019. ATTEST:

/s/Jane Gaarlandt

LAKESIDE PRESERVE COMMUNITY DEVELOPMENT DISTRICT /s/J. Lee Saunders Chairperson, Board of S

#### SECOND INSERTION

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

FLORIDA CIVIL DIVISION Case No. 2017CA000079000000

U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2016-CTT Plaintiff vs.

ERNIE C. MCCOY 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, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF ERNIE C. MCCOY; NORMA L. MCCOY; UNKNOWN SPOUSE OF NORMA L. MCCOY: 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: LOT 7, BLOCK B, TROPICAL PARK, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 43, PAGE 10, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

LESS AND EXCEPT the Southwesterly 30.00 feet thereof, the Northeasterly line of said Southwesterly 30.00 feet being parallel with and 30 feet Northeasterly of the common line between Lots 7 and 8 of said Block B.

at public sale, to the highest and best bidder for cash, at www.polk. realforeclose.com , at 10:00 a.m. on July 12, 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 IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. LAW OFFICE OF GARY GASSEL, P.A. 2191 Ringling Boulevard

Sarasota, Florida 34237 (941) 952 - 9322Attorney for Plaintiff BV GARY GASSEL, ESQUIRE Florida Bar No. 500690 June 21, 28, 2019 19-01128K

#### SECOND INSERTION

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

CASE NO. 2019CA000391000000 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-12CB, MORTGAGE PASS-THROUGH CERTIFICATES, **SERIES 2006-12CB**, Plaintiff, vs.

OATIS WEEKS; LAWRENCE E. TROTMAN, et al. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclo-sure dated June 7, 2019, and entered in Case No. 2019CA000391000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLD-ERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-12CB, MORT-GAGE PASS-THROUGH CER-TIFICATES, SERIES 2006-12CB, is Plaintiff and OATIS WEEKS; LAW-RENCE E. TROTMAN; CITY OF HAINES CITY, FLORIDA: DORA-DO HEIGHTS HOMEOWNERS AS-SOCIATION, INC., 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 12TH day of JULY, 2019, the following described property as set forth in said Final Judgment, to wit:

LOT 23, DORADO HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF AS RE-CORDED IN PLAT BOOK 118, PAGE 48 AND 49. 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 Tammi M. Calderone, Esq. Florida Bar #: 84926 Email: TCalderone@vanlawfl.com BF13796-18/ar June 21, 28, 2019 19-01125K

#### SECOND INSERTION

est and best bidder for cash at www. polk.realforeclose.com at 10:00 A.M. on September 11, 2019, the following described property as set forth in said Final Judgment, to-wit:

evidence upon which such appeal is to be based.

#### Secretary/Assistant Secretary Composite Exhibit A: Fiscal Year 2019-2020 Budget District Manager Composite Exhibit B: Preliminary Assessment Roll

#### FLORIDA CIVIL DIVISION Case #: 2017-CA-000906 **DIVISION: 11 Carrington Mortgage Services, LLC** Plaintiff, -vs.-

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

TENTH JUDICIAL CIRCUIT

IN AND FOR POLK COUNTY.

Cheryl F. Hurlstone; Unknown Spouse of Cheryl F. Hurlstone; Settlers Creek of Central Florida Homeowners Association, Inc.; Unknown Parties in Possession #1. If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; **Unknown Parties in Possession** #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants **Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure

sale or Final Judgment, entered in Civil Case No. 2017-CA-000906 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Carrington Mortgage Services, LLC, Plaintiff and Cheryl F. Hurlstone are

defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the high-

LOT 58, SETTLERS CREEK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN

PLAT BOOK 128, PAGE(S) 35 THROUGH 37, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. 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 16-304967 FC01 CGG 19-01124K June 21, 28, 2019

SECOND INSERTION

petition.

will be entered against you for the

relief demanded in the complaint or

Default Date July 22, 2019 STACY M. BUTTERFIELD,

CLERK OF THE CIRCUIT COURT

(SEAL) By: /s/ Asunsion Nieves

As Deputy Clerk

19-01147K

Dated on June 14, 2019

Christopher A. Desrochers, Esq., Christopher A. Desrochers, P.L.,

Email: cadlawfirm@hotmail.com

Plaintiff's Attorney:

2504 Ave. G NW,

(863) 299-8309.

June 21, 28, 2019

Winter Haven, FL 33880

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 19CA-1367 LIVINGSTON, LLC, a Florida Limited Liability Company, Plaintiff, v. JAMES S. MCGOLDRICK, and EMILY J. LAWRENCE, f/k/a EMILY J. MCGOLDRICK,

Defendants. TO: JAMES S. MCGOLDRICK, and EMILY J. LAWRENCE, f/k/a EMILY J. MCGOLDRICK, all addresses unknown

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

Lot 44, Lake Drane Park, according to the map or plat thereof, recorded in Plat Book 41, Page 6, Public records of Polk County, Florida. PARCEL ID# 262725-490000-

000440

has been filed against you and that

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you are required to serve a copy of your written defenses, if any, to it on NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE Christopher A. Desrochers, Esq., the TENTH JUDICIAL CIRCUIT Plaintiff's attorney, whose address is 2504 Ave. G NW, Winter Haven, FL IN AND FOR POLK COUNTY. FLORIDA PROBATE DIVISION 33880 within 30 days after the date No. 2019CP0014510000XX In re: The Estate of of the first publication of this notice, Case and file the original with the clerk of this Court either before service on WILLIAM SCOTT ELLIOTT, the Plaintiff's attorney or immedi-ately thereafter; otherwise a default Deceased. The administration of the estate of Wil-

liam Scott Elliott, deceased, whose date of death was March 10th, 2019, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 21, 2019. Florida Bar No. 393789 Attorneys for Personal Representative Gregory T. Elliott ELLIOTT - BERGER, P. A. GREGORY T. ELLIOTT 10225 Ulmerton Road, Ste. 4A Largo, FL 33771 Telephone: (727) 360-2600 Personal Representative Email Address: gelliott@elliott-berger.com June 21, 28, 2019 19-01161K

19-01162K

#### June 21, 28, 2019

# WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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

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





# Public notices don't affect me. Right?

The property next to the lot you just bought was rezoned as land fill. Maybe you should have read the public notice in your local paper.

**BE INFORMED** READ PUBLIC NOTICES IN THIS NEWSPAPER OR ONLINE.





# www.FloridaPublicNotices.com

