### PASCO COUNTY LEGAL NOTICES

#### FIRST INSERTION

NOTICE OF PUBLIC SALE Notice is hereby given that on 1/31/2020 at 10:30 am, the following mobile home will be sold at public auction pursuant to F.S. 715.109: 1970 STAT #ST1436. Last Tenants: Harold Lynn Bedford, Harold Bedford Jr, John Bedford. Sale to be held at: Mar-Vi Mobile Home Estates Inc- 37945 Bentley Dr, Zephyrhills, FL 33542, 813-241-

January 17, 24, 2020 20-00166P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT, SIXTH JUDICIAL CIRCUIT, STATE OF FLORIDA, IN AND FOR PASCO COUNTY

PROBATE DIVISION FILE NO. 51-2019-CP-001755-CPAXES IN RE: ESTATE OF ESTATE OF LOUIS P. GUSMINI

Deceased. The administration of the estate of LOUIS P. GUSMINI, deceased, whose date of death was May 9, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division; File No. 51-2019-CP-001755-CPAXES; the address of which is 38053 Live Oak Avenue, Dade City, FL 33523.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or liquidated 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 PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733,702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS JANUARY

#### Petitioner L. PAUL GUSMINI, JR. 500 Mendon Rd., Unit 5 Cumberland, RI 02864

Attorneys for Petitioner D. Michael Lins, Esquire Florida Bar No. 435899 J. Michael Lins, Esquire Florida Bar No.: 1011033 LINS LAW GROUP, P.A. 14497 N. Dale Mabry Hwy., Suite 160-N Tampa, FL 33618 Ph. (813) 386-5768 Fax (813) 968-9426 Primary E-mail: mike@linslawgroup.com

OFFICIAL

WEBSITE

MANATEE COUNTY:

manateeclerk.com

SARASOTA COUNTY:

CHARLOTTE COUNTY:

LEE COUNTY

**COLLIER COUNTY:** 

HILLSBOROUGH COUNTY:

hillsclerk.com

PASCO COUNTY:

pasco.realforeclose.com

PINELLAS COUNTY:

pinellasclerk.org

POLK COUNTY:

polkcountyclerk.net

**ORANGE COUNTY:** 

myorangeclerk.com

Check out your notices on: floridapublicnotices.com

Secondary E-Mail: kris@linslawgroup.com January 17, 24, 2020

20-00131P

#### FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09.

Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Novel Public Relations located at 4371 Ortona Lane, in the County of Pasco, in the City of Wesley Chapel, Florida 33543, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Wesley Chapel, Florida, this 12th day of January, 2020. Heather Fosmire

January 17, 2020 20-00141P

#### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that NASIR SAMAL BEY, owner, desiring to engage in business under the fictitious name of CLEO STINYARD III located at 14527 19TH ST, DADE CITY, FL 33523 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. January 17, 2020

20-00144P

#### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that HUNTER D HOUSTON, owner, desiring to engage in business under the fictitious name of AIR KNOWLEDGE located at 1652 SAUNDERS RD, ZEPHYRHILLS, FL 33540 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

January 17, 2020 20-00153P

#### NOTICE OF PUBLIC SALE:

Pursuant to F.S. 713.585, the following vehicle, 2006 FWHI -4UZACJDC-66CX50060 will be sold at public sale to satisfy labor and storage lien, at 9:00 AM on FEBRUARY 3, 2020 by BEACH CITY UPHOLSTERY AND TRANS-PORT LLC at 3961 LAKE JOYCE DR, LAND O LAKES, FL 34639, phone: 813-508-1322. Sold as-is; for cash only. Total sum at date of sale to redeem vehicle will be \$23,668.83. Lienor reserves the right to accept or reject any and all bids. Parties claiming interest have rights to a hearing and to recover vehicle prior to sale date without instituting judicial proceedings by posting bond with the Pasco County Clerk of Court in accordance to F.S. 559.917. Sale proceeds exceeding lien amount will be deposited with said Clerk of Court.

January 17, 2020 20-00140P

#### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that ELYSSA-BETH JEANNE OUSLEY, owner, desiring to engage in business under the fictitious name of KNOT JUST HAIR FULL SERVICE SALON located at 5020 TROUBLE CREEK RD, NEW PORT RICHEY, FL 34652 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 20-00143P January 17, 2020

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

FIRST INSERTION

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Trece Sex Boutique located at 37723 Oak Run Circle, in the County of Pasco, in the City of Zephyrhills, Florida 33541 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Zephyrhills, Florida, this 12th day of January, 2020. Melissa DeValle

January 17, 2020 20-00142P

#### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that JUDY FLETCHER, owner, desiring to engage in business under the fictitious name LOCALLYFLOWERED located 35202 NINA SUE LANE, DADE CITY, FL 33523 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

20-00145P January 17, 2020

#### NOTICE OF PUBLIC SALE:

(Revised) Notice is hereby given that on 02-03-2020 at 11:30 a.m.the following Vessel will be sold at public sale for storage charges pursuant to F.S. 328.17 Tenant: Mirza Alihodzic HIN # SERF4545I485 FL6561EY/USCG # D1083953 Sale to be held at Skeleton Key Marina 6300 Clark St Hudson Fl. 34667 Skeleton Key

January 17, 24, 2020 20-00152P

#### FIRST INSERTION

Notice of Public Sale NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809) The undersigned will sell at public sale by competitive bidding on the 1st day of FEBURARY 2020, At 10:00 AM, on the premises where said property has been stored and which is located at: Mile Stretch Self Storage 5425 Mile Stretch Dr. Holiday FL. 34690

THE FOLLOWING: Unit: 175: William Brown Household / Personal Items William Brown Unit: 155: Household / Personal Items Arnold Hill Household Items / Personal Items Unit: 103: Household Items / Personal Items Daniel Vargo Unit: 142: Household Items / Personal items

County of Pasco , State of Florida

Purchases must be paid for at the time of purchase in CASH ONLY. All pur-chased items sold as is where is and must be removed at the time of sale. Sale subject to cancellation in the event of settlement owner and obligated

January 17, 24, 2020 20-00164P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT. SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY CASE NO.:

51-2019-DR-4057-WS DIVISION: Z1 IN THE MATTER OF THE ADOPTION OF: ARIANA GRACE COBB

**Adoptee.** To: Adeasun Cobb-Dean Last Known Address: 220 S. Bilger Ave, Apt. 7, Waukegan, IL 60085

YOU ARE NOTIFIED that an action for Step-Parent Adoption has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioners, Sara Garay and Pedro Alexander Gary, mailed to their attorney Erin C. Catey, Esq., Simons and Catey, P.A., 8040 Old County Road 54. New Port Richev, Florida 34653. on or before 2-17-2020, and file the original with the clerk of this Court, at 7530 Little Road, New Port Richey,

after. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Florida, 34654, before service on Peti-

tioners' attorney or immediately there-

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address. Florida Supreme Court Approved Family Law Form 2.915.) Future papers in lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office. WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richev, FL 34654: (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated: 1-10-2020

CLERK OF THE CIRCUIT COURT By: /s/ Cynthia Ferdon-Gaede Deputy Clerk Jan. 17, 24, 31; Feb. 7, 2020 20-00133P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-19-CP-1790-WS **Division Probate** IN RE: ESTATE OF LENORA JODY KING a/k/a L. JODY KING Deceased.

The administration of the estate of Lenora Jody King, deceased, whose date of death was November 1, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is January 17, 2020.

#### Personal Representative: Maria A. D'Hondt 8422 Formel Avenue

Port Richey, Florida 34668 Attorney for Personal Representative: David A. Hook, Esq. Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 January 17, 24, 2020 20-00121P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 512019CP001797CPAXES Division X IN RE: ESTATE OF LEWIS JOHN FINLEY AKA JOHN LEWIS

#### FINLEY III Deceased.

The administration of the estate of LEWIS JOHN FINLEY aka JOHN LEWIS FINLEY III, deceased, whose date of death was October 5, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338 New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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 January 17, 2020.

#### Personal Representative: JANET DARLENE FINLEY 6937 Cozumel Court

Land O' Lakes, Florida 34637 Attorney for Personal Representatives BARBARA A. EPSTEIN Attorney

Florida Bar Number: 917265 BARBARA A. EPSTEIN & ASSOCIATES, P.A. P.O. Box 847 New Port Richey, Florida 34656-0847 Telephone: (727) 845-8433 Fax: (727) 475-9822 E-Mail: barbeps@msn.com Secondary E-Mail: maryellen.leone@gmail.com 20-00123P January 17, 24, 2020

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.

512019CP001783CPAXES IN RE: ESTATE OF ESTATE OF MAXINE J. HENRY Deceased.

The administration of the estate of MAXINE J. HENRY, deceased, whose date of death was November 4, 2019, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 38053 Live Oak Ave. Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 17, 2020.

Personal Representative:

#### TRACY HENRY P O Box 368

Goshen NY 10924 Attorney for Personal Representative: Denise A. Welter, Esquire Attorney for Petitioner Florida Bar Number: 585769 2521 Windgaurd Circle Wesley Chapel, FL 33544 Telephone: (813) 929-7300 E-Mail: daw@jowanna.com Secondary E-Mail: daw@jowanna.com January 17, 24, 2020

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA

#### PROBATE DIVISION File No. 51219CP001769 CPAXWS IN RE: ESTATE OF LORRAINE F. FOLLAND Deceased.

The administration of the estate of LORRAINE F. FOLLAND, deceased. whose date of death was November 12, 2019, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Box  $338,\,\mathrm{New}$  Port Richey, FL 34656-0338.The names and addresses of the personal representative and the personal representative's attorney are set forth

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

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

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

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

The date of first publication of this notice is January 17, 2020.

#### Personal Representative: LEA KAREN FOLLAND 10015 Trinity Blvd., Suite 101

Trinity, FL 34655 Attorney for Personal Representative: DAVID J. WOLLINKA Attorney Florida Bar Number: 608483 WOL-

LINKA, WOLLINKA & DODDRIDGE, PL 10015 Trinity Blvd., Suite 101Trinity, FL 34655 Telephone: (727) 937-4177 Fax: 727 478-7007 E-Mail: pleadings@wollinka.com Secondary E-Mail: cyndi@wollinka.com January 17, 24, 2020 20-00146P

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA CASE NO.:

2019CP001749CPAXWS **Probate Division I** IN RE: ESTATE OF DAVID ALAN DRALLMEIER,

Deceased.

The administration of the Estate of DA-VID ALAN DRALLMEIER, deceased, whose date of death was November 3, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 17, 2020.

Personal Representative:

#### Carrie Carraway 36131 Monroe Street

New Baltimore, MI 48047 Attorney for Personal Representative: WARREN B. BRAMS, ESQ. Florida Bar Number: 0698921 2161 Palm Beach Lakes Blvd. Ste 201 West Palm Beach, FL 33409 Telephone: (561) 478-4848 Fax: (561) 478-0108 E-Mail: mgrbramslaw@gmail.com Secondary E-Mail: warrenbrams@bramslaw

onmicrosoft.com January 17, 24, 2020

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

#### File No. 512019CP001508CPAXES Division X IN RE: ESTATE OF LEO J. LEMAY, JR.

Deceased. The administration of the estate of Leo J. Lemay, Jr., deceased, whose date of death was July 28, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, Fl. 33523. The names and addresses of the personal representative and the personal representative's attorney

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

.All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITI-IIN 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 January 17, 2020.

#### Personal Representative: Alison A. Wells 23 Overhill Rd

Enfield, Connecticut 06082 Attorney for Personal Representative: Robert C. Burnette

Florida Bar Number: 0159816 5710 Gall Boulevard Zephyrhills, FL 33542

Telephone: (813) 788-6800 Fax: (813) 322-3588 E-Mail: rcburnettepa@gmail.com 20-00162P January 17, 24, 2020

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PASCO COUNTY CIVIL DIVISION Case No. 51-2019-CA-001492-ES Division J1

SELECT PORTFOLIO SERVICING, INC. Plaintiff, vs. LINDA M. MARSHALL A/K/A

LINDA MARIE KANE AND UNKNOWN TENANTS/OWNERS, Defendants. Notice is hereby given, pursuant to Fi-

nal Judgment of Foreclosure for Plaintiff entered in this cause on January 8, 2020, in the Circuit Court of Pasco County, Florida, Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, will sell the property situated in Pasco County, Florida described as:

A TRACT OF LAND LYING IN THE NORTHEAST 1/4 OF SEC-TION 8, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUN-TY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE NORTH 01 DEGREE 00 MINUTES 18 SEC-ONDS EAST, ALONG THE EAST BOUNDARY OF THE NORTH-EAST 1/4 OF SAID SECTION 8, 49.78 FEET TO THE NORTH-ERLY RIGHT-OF-WAY LINE OF STATE ROAD 52; THENCE NORTH 89 DEGREES 23 MIN-UTES 34 SECONDS WEST, ALONG SAID NORTHERLY RIGHT-OF-WAY LINE 1048.30 FEET TO A POINT, SAID POINT BEING THE SOUTHWEST COR-NER OF COON HIDE ROAD, AS RECORDED IN PLAT BOOK 20, PAGE 37, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE NORTH 00 DEGREES 01 MINUTES 19 SECONDS WEST, ALONG SAID WEST-ERLY RIGHT-OF-WAY LINE OF COON HIDE ROAD, 651.82 FEET TO A POINT OF BEGINNING; THENCE CONTINUE NORTH 00 DEGREES 01 MINUTES 19 SECONDS WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE 140.41 FEET TO A POINT CURVATURE; THENCE ALONG SAID RIGHT OF WAY, 25.65 FEET ALONG A CURVE TO THE RIGHT, HAVING A RA-

DIUS OF 535.00 FEET (CHORD - 25.65 FEET; CHORD BEAR-

NOTICE OF SALE

IN THE COUNTY COURT FOR THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY, FLORIDA

CIVIL DIVISION

Case No.: 2019-CC-003575-ES PARADISE LAKES

CONDOMINIUM ASSOCIATION,

THE UNKNOWN HEIRS,

DEVISEES, GRANTEES, ASSIGNEES, LIENORS,

OTHER CLAIMANTS

CREDITORS, TRUSTEES, OR

CLAIMING BY, THROUGH,

CRAIG, DECEASED, AND

UNKNOWN TENANT(S),

UNDER OR AGAINST THERESA L.

Notice is hereby given that pursuant to Paragraph 5 of the Uniform Final

Judgment of Foreclosure entered in the

case pending in the County Court of the

Sixth Judicial Circuit in and for Pasco

County, Florida, Case No. 2019-CC-

003575-ES, the Clerk of the Court,

Pasco County, shall sell the property

UNIT 11, BUILDING G, AS SHOWN ON CONDOMINIUM

PLAT OF PARADISE LAKES

RESORT, CONDOMINIUM

PLAT BOOK 20, PAGES 88

THROUGH 94, AND ANY AMENDMENTS THERETO, OF THE PUBLIC RECORDS

OF PASCO COUNTY, FLORI-

DA; AND BEING FURTHER

DESCRIBED IN THAT CER-

TAIN DECLARATION OF

CONDOMINIUM FILED NO-

VEMBER 16, 1981, IN OFFI-

CIAL RECORDS BOOK 1159,

PAGES 1382 THROUGH 1478

AND RERECORDED IN OF-

FICIAL RECORDS BOOK 1160,

PAGES 296 THROUGH 392 IN-

CLUSIVE, AND ANY AMEND-

MENTS THEREOF, OF THE

PUBLIC RECORDS OF PASCO

COUNTY, FLORIDA, TO-GETHER WITH THE EXHIB-

situated in said county, described as:

Plaintiff, vs.

Defendants.

ING NORTH 01 DEGREES 20 MINUTES 57 SECONDS EAST): THENCE SOUTH 89 DEGREES 58 MINUTES 41 SECONDS WEST, 261.49 FEET TO A POINT ON THE WEST BOUNDARY OF THE EAST 1/2 OF THE NORTH-EAST 1/4 OF SAID SECTION 8; THENCE SOUTH 00 DEGREES 51 MINUTES 13 SECONDS WEST, ALONG THE WEST BOUNDARY OF THE EAST 1/2 OF THE NORTHEAST 1/4, 166.08 FEET; THENCE NORTH 89 DEGREES 58 MINUTES 41 SECONDS EAST, 263.70 FEET TO THE POINT OF BEGIN-NING. (ALSO KNOWN AS PRO-POSED LOT 5 KENT WOODS SUBDIVISION).

and commonly known as: 11627 KENT GROVE DR, SPRING HILL, FL 34610; including the building, appurtenances, and fixtures located therein. at public sale, to the highest and best bidder, for cash, online at www.pasco. realforeclose.com, on FEBRUARY 13, 2020 at 11:00 A.M..

Any persons 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 or der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. By: Laura E. Noves

Attorney for Plaintiff Invoice to: Laura E. Noyes (813) 229-0900 x 1515 Kass Shuler, P.A. 1505 N. Florida Ave Tampa, FL 33602-2613 ForeclosureService@kasslaw.com

 $246300/1807794/\mathrm{JRR}$ January 17, 24, 2020 20-00137P

ITS ATTACHED THERETO

AND MADE A PART THERE-

OF AND TOGETHER WITH

AN UNDIVIDED SHARE IN

THE COMMON ELEMENTS

at public sale, to the highest and best

bidder for cash at 11:00 a.m. on Feb-

ruary 5, 2020. The sale shall be conducted online at http://www.pasco.

realforeclose.com. Any person claiming

an interest in the surplus proceeds from the sale, if any, other than the property

owner as of the date of the notice, must

file a claim within 60 days after the sale.

who needs an accommodation in order

to participate in this proceeding, you are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the Public Information Depart-

ment, Pasco County Government Cen-

ter, 7530 Little Road, New Port Richey,

Florida 34654, Phone (727)847-8110 (voice) in New Port Richey, (352)521-

4274, ext. 8110 (voice) in Dade City, or

711 for the hearing impaired. Contact should be initiated at least seven days

before the scheduled court appearance,

or immediately upon receiving this no-

tification if the time before the sched-

uled appearance is less than seven days.

RABIN PARKER, P.A.

Clearwater, Florida 33761

Telephone: (727)475-5535

Facsimile: (727)723-1131

Pleadings@RabinParker.com

By: /s/ William W. Huffman

Florida Bar No.: 0669210

Florida Bar No.: 0394580

Florida Bar No.: 0031084

Adam C. Gurley, Florida Bar No.: 112519

William W. Huffman,

January 17, 24, 2020

10372-030

For Electronic Service:

Counsel for Plaintiff

Monique E. Parker,

Bennett L. Rabin,

Suite 301

28059 U.S. Highway 19 North,

Dated this 13th day of January, 2020.

If you are a person with a disability

APPURTENANT THERETO

FIRST INSERTION

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 51-2020CP20WS IN RE: ESTATE OF JACQUELINE V. RASMUSSEN, aka JACQUELINE VIRGINIA RASMUSSEN

**Deceased.**The administration of the estate of JACQUELINE RASMUSSEN, also known as JACQUELINE V. RASMUS-SEN, deceased, whose date of death was December 13, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 SECTION 733.702 WILL BE FOREVER

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

The date of first publication of this notice is: January 17, 2020. Signed on this 6th day of January,

#### DEBRA A. HILL

Personal Representative 9735 Andy Drive Hudson, FL 34667

Wayne R. Coulter Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: (727)848-3404 Email: info@delzercoulter.com January 17, 24, 2020 20-00154P

#### FIRST INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-19-CP-1773-WS Division I IN RE: ESTATE OF MARY EVELYN LOWE a/k/a MARY BOYD LOWE Deceased.

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Mary Evelyn Lowe, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654; that the decedent's date of death was October 27, 2019; that the total value of the estate, less exempt property, is \$0.00 and that the names and addresses of those to whom it has been assigned

by such order are: NAME ADDRESS Priscilla Blount 7238 Red Bud Court New Port Richey, Florida 34653 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 PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING 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 January 17, 2020. **Person Giving Notice:** Priscilla Blount 7238 Red Bud Court

New Port Richev, Florida 34653 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, staceym@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 January 17, 24, 2020 20-00163P FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 51-2019CP1817WS IN RE: ESTATE OF PATRICIA ZALDIVAR, aka PATRICIA J. ZALDIVAR Deceased.

The administration of the estate of PATRICIA ZALDIVAR, also known as PATRICIA J. ZALDIVAR, deceased, whose date of death was August 31, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richev, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S

DATE OF DEATH IS BARRED. The date of first publication of this notice is: January 17, 2020.

Signed on this 17 day of December, 2020.

#### JULIET POWERS F/K/A JULIET POWERS KUNKEL Personal Representative 56 Cramer Road

Poughkeepsie, NY 12603 Wavne R. Coulter Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: 727-848-3404 Email: info@delzercoulter.com 20-00161P January 17, 24, 2020

#### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA

PROBATE DIVISION File No. 2019 CP 1660 AX Division Probate IN RE: ESTATE OF KAJ DEVANEY

Deceased.

The administration of the estate of Kaj Devaney, deceased, whose date of death was September 27th 2019, is pending in the Circuit Court fo Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue. Suite 207, Dade City, Florida 33523-3894. The names and addresses of the personal representative and the personal representative's attorney are set

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

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

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

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

The date of first publication of this notice is January 17, 2020.

Personal Representative: **David Devaney** 

17945 Holly Brook Drive Tampa, Florida 33647 Attorney for Personal Representative: Daniel H. Smith, Esq. Attorney for David Devaney Florida Bar Number: 1006829 IRA STEWART WIESNER PA 328 N Rhodes Avenue Sarasota, Florida 34237 Telephone: (941) 365-9900 Fax: (941) 365-4479 E-Mail: advocates@wiesnerlaw.com Secondary E-Mail:

20-00165P

rachel@wiesnerlaw.com

January 17, 24, 2020

#### FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.:

51-2018-CA-003561-WS (J3) U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. SHARON A. WATKINS; UNKNOWN SPOUSE OF SHARON A. WATKINS; UNKNOWN TENANT(S) IN POSSESSION

#1 and #2, and ALL OTHER

UNKNOWN PARTIES, et.al.,

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Fore-closure (In Rem) dated April 9, 2019 and an Order Rescheduling Foreclosure Sale dated December 30, 2019, entered in Civil Case No.: 51-2018-CA-003561-WS (J3) of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MAS-TER PARTICIPATION TRUST, Plaintiff, and SHARON A. WATKINS, is the Defendant.

NIKKI ALVAREZ-SOWLES, ESQ., The Clerk of the Circuit Court, will sell to the highest bidder for cash, www.pasco.realforeclose.com, 11:00 AM, on the 4th day of February, 2020, the following described real property as set forth in said Final Summary Judgment, to wit:

LOT 1054, BEACON SQUARE, UNIT NINE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGES 42 AND 43, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than  $60\ days$  after the sale. If you fail to file a claim you will not be entitled to any remaining funds. After 60 days, only the owner of record as of the date of the lis pendens may claim the surplus.

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

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

Or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated: January 9, 2020 By: Elisabeth Porter Florida Bar No.: 645648. Attorney for Plaintiff: Brian L. Rosaler, Esquire Popkin & Rosaler, P.A. 1701 West Hillsboro Boulevard Suite 400 Deerfield Beach, FL 33442 Telephone: (954) 360-9030 Facsimile: (954) 420-5187 18-47041

January 17, 24, 2020 20-00128P

#### FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE  $6 {\rm th}\, {\rm JUDICIAL}\, {\rm CIRCUIT}\, {\rm IN}\, {\rm AND}$ FOR PASCO COUNTY, FLORIDA CASE NO:

2019CC002521 BOYETTE OAKS HOMEOWNER'S ASSOCIATION, INC., a not-for-profit Florida corporation Plaintiff, vs.

LISA FRANCIS; JOHN WESLEY WILLIAMS; AND UNKNOWN TENANT(S).

Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Paula S. O'Neil, Clerk of Court, will sell all the property situated in Pasco County, Florida described as: Lot 4, Block 4, BOYETTE OAKS,

according to the Plat thereof as recorded in Plat Book 54, Pages 1 through 7, inclusive, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.

Property Address: 29900 Cedar Waxwing Drive, Wesley Chapel, FL 33545

at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on February 12, 2020.

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

MENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. MANKIN LAW GROUP By BRANDON K. MULLIS, ESQ.

Attorney for Plaintiff E-Mail: Service@MankinLawGroup.com 2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 FBN: 23217

January 17, 24, 2020

#### FIRST INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION Case No. 2019CA001689CAAXES

PHH Mortgage Corporation, Plaintiff, vs. Andre R. Curlee a/k/a Andre Renard

Curlee, et al., Defendants.
NOTICE IS HEREBY GIVEN pursuant

to a Final Judgment of Foreclosure dated November 4, 2019, entered in Case No. 2019CA001689CAAXES of the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, wherein PHH Mortgage Corporation is the Plaintiff and Andre R. Ĉurlee a/k/a Andre Renard Curlee; Twanna M. Curlee a/k/a Tawanna M. Curlee a/k/a Tawanna Michelle Curlee a/k/a Tawanna Michele Curlee a/k/a Twanna Michele Curlee; Bridgewater Community Association, Inc. are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose. com, beginning at 11:00AM on the 4th day of February, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 13, BLOCK 4, BRIDGE-WATER PHASE 4, ACCORD-ING TO THE PLAT THERE-OF, AS RECORDED IN PLAT BOOK 51, PAGE 1,OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richev: (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 09 day of JANUARY,

2020. BROCK & SCOTT, PLLC Attorney for Plaintiff

2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.comBy Julie Anthousis Julie Anthousis, Esq. Florida Bar No. 55337 File # 18-F02006 January 17, 24, 2020 20-00115P

# **HOW TO PUBLISH YOUR**

CALL 941-906-9386

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

20-00150P

NOTICE OF SALE IN THE CIRCUIT CIVIL COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PASCO COUNTY CIVIL DIVISION Case No.

2019CA002720

Division Y AMERIS BANK Plaintiff, vs. MAHLON C. RHANEY, JR., KATHLEEN RHANEY, ESTANCIA AT WIREGRASS MASTER PROPERTY OWNERS ASSOCIATION, INC., AND UNKNOWN TENANTS/OWNERS. Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on January 8, 2020, in the Circuit Court of Pasco County, Florida, Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, will sell the property situated in Pasco County, Florida described as: LOT 98, BLOCK 53, ESTANCIA

PHASE 2A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 71, PAGE(S) 95 THROUGH 105 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

and commonly known as: 4465 BAR-LETTA CT, WESLEY CHAPEL, FL 33543; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at www.pasco. realforeclose.com, on February 13,

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY, FLORIDA

 ${\tt GENERAL\,JURISDICTION}$ 

DIVISION

CASE NO.

2018-CA-1146 PACIFIC UNION FINANCIAL, LLC,

NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of Foreclosure dated October 10, 2019, and entered

in 2018-CA-1146 of the Circuit Court

of the SIXTH Judicial Circuit in and

for Pasco County, Florida, wherein PACIFIC UNION FINANCIAL, LLC

is the Plaintiff and WILLIAM L. POR-

TER; UNKNOWN SPOUSE OF WIL-

LIAM L. PORTER; MARCHELLE

V. MERRIEX; STATE OF FLORIDA DEPARTMENT OF CORRECTIONS;

U.S. EQUITIES CORP.; UNKNOWN

TENANT 1 N/K/A CRYSTAL BER-LINSKI are the Defendant(s). Nikki

Alvarez-Sowles, Esq. as the Clerk of

the Circuit Court will sell to the highest

and best bidder for cash at www.pasco.

realforeclose.com, at 11:00 AM, on Feb-

ruary 10, 2020, the following described

property as set forth in said Final Judg-

LOT 20 BLOCK 1, TYSON SUBDIVISION, AS PER PLAT

THEREOF RECORDED IN PLAT

BOOK 4, PAGE 109, PUBLIC RECORDS OF PASCO COUNTY,

Property Address: 6044 10TH ST, ZEPHYRHILLS, FL 33542

Any person claiming an interest in the

surplus from the sale, if any, other than

the property owner as of the date of the

FLORIDA.

WILLIAM L. PORTER, et al.

Defendant(s).

2020 at 11:00 A.M.. Any persons 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

By: Jennifer M. Scott Attorney for Plaintiff

Invoice to: Jennifer M. Scott (813) 229-0900 x Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 327486/1910780/wll 20-00136P January 17, 24, 2020

lis pendens must file a claim in accor-

dance with Florida Statutes, Section

IMPORTANT

AMERICANS WITH DISABILI-

TIES ACT: If you are a person with a

disability who needs an accommodation

in order to participate in this proceed-

ing, you are entitled, at no cost to you.

Please contact: Public Information

Dept., Pasco County Government Cen-

ter, 7530 Little Rd., New Port Richey,

FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the

hearing impaired. Contact should be initiated at least seven days before the

scheduled court appearance, or imme-

diately upon receiving this notification

if the time before the scheduled appear-

ance is less than seven days. The court

does not provide transportation and

cannot accommodate such requests.

Persons with disabilities needing trans-

portation to court should contact their

local public transportation providers

for information regarding transporta-

Dated this 14 day of January, 2020.

ROBERTSON, ANSCHUTZ &

6409 Congress Ave., Suite 100

Service Email: mail@rasflaw.com

tion services

SCHNEID, P.L.

Attorney for Plaintiff

Boca Raton, FL 33487

Telephone: 561-241-6901

Facsimile: 561-997-6909

By: \S\Nicole Ramjattan

Florida Bar No. 89204

Communication Email:

19-270753 - GaB

January 17, 24, 2020

nramjattan@rasflaw.com

Nicole Ramjattan, Esquire

the provision of certain assistance.

FIRST INSERTION

45.031.

#### FIRST INSERTION

PASCO COUNTY

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

GENERAL JURISDICTION DIVISION

Case No. 2019CA001057CAAXES Wells Fargo Bank, N.A., Plaintiff, vs.

Jindi D. Richards a/k/a J. Richards,

Defendants. NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 30, 2019, entered in Case No. 2019CA001057CAAXES of the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and Jindi D. Richards a/k/a J. Richards; Daniel Richards; The Villages of Wesley Chapel Homeowner's Association, Inc. are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose. com, beginning at 11:00AM on the 4th day of February, 2020, the following described property as set forth in said

Final Judgment, to wit: LOT 27, BLOCK 1, VILLAGES AT WESLEY CHAPEL PHASE 1A, ACCORDING TO THE MAP OR PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 30, PAGE 72, OF THE PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 Public Information Dept, Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 14th day of January, 2020. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St,

Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By Julie Anthousis, Esq. Florida Bar No. 55337 File # 19-F00536

January 17, 24, 2020 20-00155P

#### FIRST INSERTION

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

Case No. 2019-CA-000486 Division J2 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT

Plaintiff, vs.
KYLE RITSEMA, VETERANS VILLAS I HOMEOWNERS ASSOCIATION INC., UNKNOWN PARTY #1, UNKNOWN PARTY **#2, UNKNOWN PARTY #3, AND** UNKNOWN PARTY #4 THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION, AND UNKNOWN TENANTS/OWNERS,

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on January 8, 2020, in the Circuit Court of Pasco County, Florida, Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, will sell the property situated in Pasco County,

Florida described as: LOT 2, VETERANS VILLAS PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 17, PAGE(S) 6 AND 7, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

and commonly known as: 2950 W MO-RELAND CT, NEW PORT RICHEY, FL 34655; including the building, ap-

purtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at www.pasco. realforeclose.com, on February 13, 2020 at 11:00 A.M.

Any persons 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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

By: Laura E. Noves Attorney for Plaintiff

Invoice to: Laura E. Noves (813) 229-0900 x1515 Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com 327878/1910821/len January 17, 24, 2020 20-00157P

FIRST INSERTION

# FIRST INSERTION

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

CASE NO. 18-CA-2436-WS REGIONS BANK, successor by merger with AmSouth Bank, Plaintiff, v. JUDITH M. CONNORS, et al., Defendants.

TO: Judith M. Connors (Unknown Whereabouts).

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

Lot 237, ORANGEWOOD VILLAGE, UN IT 5, according to the map or plat thereof, as recorded in Plat Book 8, Page 29, of the Public Records of Pasco County, Florida. The street address of which is

4930 Fruitwood Loop, Holiday, Florida 34690. has been filed against you, and you are

required to serve a copy of your written defenses, if any to it, on Plaintiff's attorney, whose name is STARLETT M. MASSEY, Esquire, Massey Law Group, P.A., P.O. Box 262, St. Petersburg, FL 33731, and file the original with the Clerk of the above-styled Court within

30 days from the first publication, or you will be defaulted and a judgment may be entered against you for the relief demanded in the Amended Complaint. On or before Feb 18, 2020

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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Nikki Alvarez-Sowles, Esq. Clerk & Comptroller (Court seal) By: Kelly Symons Deputy Clerk 20-00120P January 17, 24, 2020

#### FIRST INSERTION

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

512018CA002719CAAXWS AMARYLLIS JOINT VENTURE Plaintiff, v. AQUA EXPORTERS & SHIPPING,

INC.; COOL WATER POOLS AND SPAS, INC.; THOUSAND OAKS EAST - PHASES II AND III HOMEOWNERS` ASSOCIATION, INC.; THOUSAND OAKS MASTER ASSOCIATION, INC. Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on May 09, 2019, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:

LOT 213, THOUSAND OAKS EAST PHASES II AND III, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 46, PAGE 40, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

a/k/a 1509 Amaryllis Court, Trinity, FL 34655

at public sale, to the highest and best bidder, for cash, online at www.pasco. realforeclose.com, on February 11, 2020 beginning at 11:00 AM.

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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept.,

Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. Dated at St. Petersburg, Florida

this 9 day of January, 2020. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: David L. Reider FBN 95719

444170004

January 17, 24, 2020

#### FIRST INSERTION

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

GENERAL JURISDICTION DIVISION

Case No. 512019CA003902CAAXWS

Wells Fargo Bank, N.A. Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through under or against the Estate of Carol R. Ritchey a/k/a Carol Ritchey, Deceased; Mary L. Andersen,

Personal Representative of the Estate of Carol R. Ritchev a/k/a Carol Ritchey, Deceased; Tarpon Community Church, Inc. d/b/a **Lakeview Community Church** Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Carol R. Ritchey a/k/a Carol Ritchey, Deceased Last Known Address: "Unknown"

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

LOT 31, OAK RIDGE UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGES 78 THROUGH 82 INCLUSIVE, OF THE PUB-LIC RECORDS OF PASCO COUNTY, FLORIDA. AND THE WESTERLY PORTION OF LOT 30, OAK RIDGE SUB-DIVISION UNIT ONE, AS RE-CORDED IN PLAT BOOK 14. PAGES 78, 79, 80, 81 AND 82 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS. COMMENCE AT THE SOUTH-WEST CORNER OF SAID LOT 30, OAK RIDGE UNIT ONE, AS A POINT OF BEGINNING, THENCE NORTH 36 DE-GREES 46' 31" WEST, 327.88

FEET, THENCE SOUTH 89 DEGREES 17' 30" EAST, 62.30 FEET, THENCE SOUTH 27 DEGREES 06' 00" EAST, 294.15 FEET TO THE POINT OF BE-

GINNING.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie Anthousis, 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 2-17-2020, 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.

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept.. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation

DATED on 1-9-2020.

Nikki Alvarez-Sowles As Clerk of the Court By /s/ Cynthia Ferdon-Gaede As Deputy Clerk

Brock & Scott, PLLC., the Plaintiff's attorney 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL. 33309 File # 19-F01979 January 17, 24, 2020 20-00114P

FIRST INSERTION

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

CIVIL DIVISION CASE NO.: 2017CA000965CAAXWS WELLS FARGO BANK, N.A.

Plaintiff, vs. STEVEN C. COLLOVA A/K/A STEVE C. COLLOVA, AS SUCCESSOR TRUSTEE UNDER THE COLLOVA FAMILY TRUST DATED DECEMBER 1, 2006, et al Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment of foreclosure dated December 30, 2019, and entered in Case No. 2017CA000965CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for PASCO COUN-TY, Florida, wherein WELLS FARGO BANK, N.A., is Plaintiff, and STEVEN C. COLLOVA A/K/A STEVE C. COL-LOVA, AS SUCCESSOR TRUSTEE UNDER THE COLLOVA FAM-ILY TRUST DATED DECEMBER 1, 2006, et al are Defendants, the clerk, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash, beginning at 11:00 AM www.pasco. realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 04 day of February, 2020, the following described property as set forth in said Final Judgment, to wit:

Lot 32, RIVERSIDE, according to the map or plat thereof, as recorded in Plat Book 6, Page 95, Public Records of Pasco County, Florida. If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than the date that the clerk reports the funds as unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the lis pendens may claim the surplus.

If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept,. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

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

Dated: January 9, 2020 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/ Tammy Geller Phelan Hallinan Diamond & Jones, PLLC Tammy Geller, Esq., Florida Bar No. 0091619 PH # 81373 January 17, 24, 2020 20-00119P

NOTICE OF SALE PURSUANT TO CHAPTER 45

20-00158P

IN THE CIRCUIT COURT FOR THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2018CA002553 DEUTSCHE BANK NATIONAL

TRUST COMPANY, AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-2. NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2007-2.

Plaintiff, vs. CARMEN COLON; WILMA PAGAN-APONTE; UNKNOWN SPOUSE OF WILMA PAGAN-APONTE; UNKNOWN SPOUSE OF CARMEN COLON. Defendant(s).

NOTICE OF SALE IS HEREBY GIV-EN pursuant to the order of Uniform Final Judgment of Foreclosure dated January 8, 2020, and entered in Case No. 2018CA002553 of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, WHEREIN DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-2, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SE-RIES 2007-2, is Plaintiff and CARMEN COLON; WILMA PAGAN-APONTE; UNKNOWN SPOUSE OF WILMA PA-GAN-APONTE: UNKNOWN SPOUSE OF CARMEN COLON, are Defendants, the Office of the Clerk, Pasco County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.pasco.realforeclose.com at 11:00 a.m. on the 13th day of February, 2020, the following described property as set

to wit: LOT TWELVE (12), TAMPA

DOWNS HEIGHTS. UNIT TWO, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 10, PAGE 60 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORI-DA.

Property Address: 4920 Steel Dust Lane, Lutz, Florida 33559 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mort-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 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 Pasco County Human Resources Office, 8731 Citizens Drive, Suite 330, New Port Richey FL 34654, (727) 847-8103 (V) 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 1/10/2020 McCabe, Weisberg & Conway, LLC. By: Stacy Robins, Esq. FL Bar No. 008079 FOR Robert McLain, Esq. Fl Bar No. 195121 McCabe, Weisberg & Conway, LLC Attorney for Plaintiff 500 S. Australian Avenue, Suite 1000 West Palm Beach, Florida, 33401 Telephone: (561) 713-1400  ${\bf Email: FLpleadings@mwc-law.com}$ January 17, 24, 2020 20-00138P

forth in said Uniform Final Judgment, File No: 18-400176

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

CIVIL ACTION Case #: 2019CA002058CAAXWS DIVISION: J3

Wells Fargo Bank, N.A.

Plaintiff, -vs.-James P. Paulsen a/k/a James Paulsen; Connie D. Paulsen; United States of America Acting through Secretary of Housing and Urban Development; Timothy M. Rutledge; **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

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2019CA002058CAAXWS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and James P. Paulsen a/k/a James Paulsen are defendant(s), I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash IN AN ONLINE SALE AC-CESSED THROUGH THE CLERK'S WEBSITE AT WWW.PASCO. REALFORECLOSE.COM, AT 11:00

interest as Spouse, Heirs, Devisees, **Grantees, or Other Claimants** 

Defendant(s).

A.M. on February 18, 2020, the following described property as set forth in said Final Judgment, to-wit:

LOTS 12 THROUGH 15, INCLU-SIVE, BLOCK 236, MOON LAKE ESTATES UNIT FOURTEEN REPLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 6, PAGES 47 & 48, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 1997, MAKE: NO-BILITY, VIN#: N88248A AND VIN#: N88248B.

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

ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHÉ, LLP 2424 North Federal Highway, Suite 360

Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 19-319938 FC01 WNI January 17, 24, 2020

20-00159P

#### FIRST INSERTION

PASCO COUNTY

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

FLORIDA GENERAL JURISDICTION DIVISION CASE NO.

51-2019-CA-003819CAAXWS USAA FEDERAL SAVINGS BANK, THE UNKNOWN HEIRS

BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS. TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ALISHIA MASON, DECEASED. et. al.

Defendant(s), TO: THE UNKNOWN HEIRS, BENE-FICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ALISHIA MASON, DE-

CEASED. whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage be-

ing foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

following property: SITUATED IN THE COUNTY OF PASCO, STATE OF FLORIDA, BEING KNOWN AS FOLLOWS: LOT 683, LESS THE SOUTH 8 FEET THEREOF, BEACON SQUARE UNIT 7-A, ACCORDINGTO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 9 PAGE 11, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your writ-ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 2-17-2020/ (30 days from Date of First Publica tion 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 Public Information Dept. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court at Pasco County, Florida, this 9 day of January, 2020.

CLERK OF THE CIRCUIT COURT BY: /s/ Cynthia Ferdon-Gaede DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID. PL. ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-378527 - JaR

January 17, 24, 2020 20-00129P

#### FIRST INSERTION

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

CASE NO. 2017CA002169CAAXES THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS CWALT. INC., ALTERNATIVE LOAN TRUST 2006-28CB, MORTGAGE PASS-THROUGH CERTIFICATES. **SERIES 2006-28CB,** Plaintiff, vs.

W.B. RIDDLE, ET AL. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 9, 2019, and entered in Case No. 2017CA002169CAAXES, of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Florida. THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CER-TIFICATEHOLDERS CWALT, INC., ALTERNATIVE LOAN TRUST 2006-28CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-28CB (hereafter "Plaintiff"), is Plaintiff and W.B. RIDDLE; CAROL S. RIDDLE; MORTGAGE ELECTRONIC REGIS-TRATION SYSTEMS, INC. AS NOMI-NEE FOR GMFS, LLC; DITECH FI-NANCIAL LLC, are defendants. Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court for PASCO, County Florida will sell to the highest and best bidder for cash via the Internet at www.pasco. realforeclose.com, at 11:00 a.m., on the 11TH day of FEBRUARY, 2020, the following described property as set forth in said Final Judgment, to wit:

COMMENCE AT THE NW CORNER OF SECTION 12, TOWNSHIP 26 SOUTH, RANGE 21 EAST, THENCE RUN SOUTH, ALONG THE WEST BOUNDARY OF SAID SECTION 12, 636.80 FEET,

THENCE RUN S 89º36' 15" E., 140.0 FEET FOR A POINT OF BEGINNING; THENCE CON-TINUE S 89º36'15' E., 120.0 FEET, THENCE SOUTH 70.65 FEET, THENCE N 89º15'W. 120.0 FEET, THENCE NORTH 69.91 FEET TO THE POINT OF BEGINNING, PASCO COUN-TY, 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

VAN NESS LAW FIRM PLC 1239 E. Newport Center Drive, Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com Tammi M. Calderone, Esq. Bar Number: 84926 Email: TCalderone@vanlawfl.com BF10267-17/tro

January 17, 24, 2020

#### FIRST INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION

Case No. 2016CA000961CAAXWS PHH Mortgage Corporation, Plaintiff, vs. Patrick J. Brophy, et al.,

Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 8, 2019, entered in Case No. 2016CA000961CAAXWS of the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, wherein PHH Mortgage Corporation is the Plaintiff and Patrick J. Brophy; Unknown Spouse of Patrick J. Brophy are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose. com, beginning at 11:00AM on the 6th day of February, 2020, the following described property as set forth in said

Final Judgment, to wit: LOT 1183, JASMINE LAKES UNIT 7-C, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 13, PAGE 136, OF THE PUBLIC RECORDS OF PASCO COUN-TY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT

IN AND FOR PASCO COUNTY,

FLORIDA

GENERAL JURISDICTION

DIVISION

Case No.

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 Public Information Dept,. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the  $time\ before\ the\ scheduled\ appearance\ is$ less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 13 day of January, 2020.

BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 6121 Fax: (954) 618-6954 FLCourtDocs@brock and scott.comBy Jarret Berfond, Esq. Florida Bar No. 28816 File # 16-F01968 January 17, 24, 2020 20-00147P

## FIRST INSERTION

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

CIRCUIT CIVIL

Case No.: 512019CA003285CAAXES HABITAT FOR HUMANITY OF EAST & CENTRAL PASCO COUNTY, INC., a Florida Not-for-Profit corporation, Plaintiff, vs.

KATHY MAE THAMES, et. al., Defendant.

NOTICE IS HEREBY GIVEN that pursuant to the Uniform Final Judgment of Foreclosure entered on January 8, 2020 in the cause pending in the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, Civil Action Number 51-2019-CA-003285-CAAX-ES, the undersigned Clerk will sell the property situated in said County, described as: Lot 9 and the East 25 feet of Lot

8, Block 1, ORANGE LAKE NO. 1 ADDITION TO DADE CITY FLORIDA, according to the map or plat thereof as recorded in Plat Book 3, Page 5, Public Records of Pasco County, Florida; Property Address: 37075 Coleman Avenue, Dade City, Florida 33525;

together with all structures, improvements, fixtures, appliances, and appurtenances on said property to the highest and best bidder for cash, on FEBRU-ARY 13, 2020, at 11:00 a.m, in the following location:

in an online sale conducted by the Clerk of the Circuit Court for Pasco County. The sale may be assessed through the Clerk's website at http:// www.pasco.realforeclosure.com. to the highest bidder for cash.

NOTICE: ANY PERSON, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PEN-DENS, CLAIMING AN INTEREST

IN OR TO ANY SURPLUS FUNDS RESULTING FROM CONTEMPLATED HEREIN, IF ANY, MUST FILE A CLAIM WITH THE CLERK OF THE CIRCUIT COURT WITHIN SIXTY (60) DAYS AFTER THE DATE OF THE SALE.

IMPORTANT
AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

s/s Sheada Madani SHEADA MADANI, ESQUIRE Florida Bar No: 10567 sheada.madani@bipc.com LEONARD H. JOHNSON, ESQUIRE Florida Bar No: 319961 leonard.johnson@bipc.comBUCHANAN INGERSOLL

& ROONEY 401 E. Jackson Street, Suite 2400 Tampa, Florida 33602 www.bipc.com Phone: (813) 222-8180 Facsimile: (813) 222-8189 Attorneys for Plaintiff January 17, 24, 2020

FIRST INSERTION

#### FIRST INSERTION

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

CASE NO. 2017CA002764CAAXWS DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-OPT1. ASSET-BACKED CERTIFICATES, SERIES 2006-OPT1, Plaintiff, vs.

JOEL DEL ROSARIO, et al. Defendant (s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 26, 2019, and entered in 2017CA002764CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein DEUTSCHE BANK NATION-AL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-OPT1, ASSET-BACKED CERTIFICATES, SERIES 2006-OPT1 is the Plaintiff and JOEL DEL RO-SARIO; UNKNOWN SPOUSE OF JOEL DEL ROSARIO NKA TONYA DEL ROSARIO; DEBORAH POOLE A/K/A DEBORAH M. POOLE; SAND CANYON CORPORATION F/K/A OPTION ONE MORTGAGE CORPO-RATION; STATE OF FLORIDA, DE-PARTMENT OF REVENUE; CLERK OF COURT OF PASCO COUNTY, FLORIDA; are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco. realforeclose.com, at 11:00 AM, on February 04, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 812, GULF HIGHLANDS, UNIT FOUR, ACCORDING TO THE PLAT THEREOF, RE-CORDED IN PLAT BOOK 14, PAGE 143-144 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 7703 SUE EL-LEN DR, PORT RICHEY, FL 34668-1780

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 in accordance with Florida Statutes, Section 45.031.

IMPORTANT AMERICANS WITH DISABILI-

TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

tion services. Dated this 10 day of January, 2020. 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 17-050547 - RuC

January 17, 24, 2020 20-00151P

#### are entitled, at no cost to you, to the

2018CA003322CAAXES PHH Mortgage Corporation, Plaintiff, vs. Melvin Barrios a/k/a Melvin S. Barrios, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 31, 2019, entered in Case No. 2018CA003322CAAXES of the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, wherein PHH Mortgage Corporation is the Plaintiff and Melvin Barrios a/k/a Melvin S. Barrios; Rose Barrios a/k/a Rose M. Barrios are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose. com, beginning at 11:00AM on the 4th day of February, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 11, BLOCK 19, OF FOX RIDGE, PHASE TWO, UNIT THREE, ACCORDING TO THE PLAT THEREOF, AS RECORD-ED IN PLAT BOOK 19, PAGES 42 THROUGH 45, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

FIRST INSERTION

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you provision of certain assistance. Please contact the Public Information Dept.. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richev (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 9th day of January, 2020. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 6121 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By Jarret Berfond, Esq. Florida Bar No. 28816 File # 17-F02701

20-00124P

January 17, 24, 2020

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2019CA003979CAAXWS NATIONSTAR MORTGAGE LLC

COMPANY. Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES. GRANTEES, ASSIGNEES. LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARJORIE SCHAUER, (DECEASED). et. al. Defendant(s).

D/B/A CHAMPION MORTGAGE

TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-

TEREST IN THE ESTATE OF MAR-JORIE SCHAUER, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

following property:

LOT NUMBER 128, LAKE

MARIETTE MOBILE HOME PARK, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 30 AND 31, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; TOGETHER WITH 1987 PALM MOBILE HOME VIN NUMBER PH09756A AND PH09756B.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 2-17-2020/ (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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance,

or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation

WITNESS my hand and the seal of this Court at Pasco County, Florida, this 9 day of January, 2020. CLERK OF THE CIRCUIT COURT

BY: /s/ Cynthia Ferdon-Gaede DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF

6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-377164 - JaR January 17, 24, 2020 20-00130P

NOTICE OF ACTION IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY, FLORIDA CASE NO:

19-CC-4411-ES TIMBER LAKE ESTATES, INC, a Florida not-for-profit corporation, Plaintiff, vs.

ESTATE OF CHRISTINE PORTER, ANY AND ALL UNKNOWN HEIRS and ANY UNKNOWN OCCUPANTS IN POSSESSION,

Defendants. TO: ESTATE OF CHRISTINE POR-TER and ANY AND ALL UNKNOWN HEIRS

YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, TIMBER LAKE ESTATES, INC., herein in the following described property:

Unit No. 139 of TIMBER LAKE ESTATES, a Condominium, Phase II, according to the Declaration of Condominium recorded in O.R. Book 1369, Page 484, and all exhibits and amendments thereof, and recorded in Condominium Plat Book 2, Page 102, of the Public Records of Pasco County, Florida; together with an undivided share in the common elements appurtenant thereto.

Together with a 1987 REDM doublewide mobile home having identification numbers 13006140A and 13006140B and Florida Title Numbers 0044630116 and 0044646608, which mobile home titles are being cancelled/retired. The mobile home is permanently affixed to the property. With the following street address: 3104 Hidden Lake Drive, Wesley Chapel, Florida, 33543

has been filed against you and you are required to serve a copy of your written defenses, if any, on Daniel J. Greenberg, Esquire, of Cianfrone, Nikoloff, Grant & Greenberg, P.A., whose address is 1964 Bayshore Blvd., Dunedin, FL, 34698, 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 thereafter; otherwise a default will be entered against you for the relief demanded in the Com-

WITNESS my hand and the seal of this Court this 9 day of January, 2020. NIKKI ALVAREZ-SOWLES CLERK AND COMPTROLLER By: /s/ Cynthia Ferdon-Gaede Deputy Clerk

Cianfrone, Nikoloff, Grant & Greenberg, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 January 17, 24, 2020

20-00125P

#### FIRST INSERTION

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

CASE NO.: 2019-CC-003352 COLONY LAKES HOMEOWNERS ASSOCIATION OF PASCO COUNTY, INC. Plaintiff, vs.

12009 INFINITY DRIVE TRUST, JOHN DOE AND JANE DOE AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.

TO: 12009 Infinity Drive Trust P.O. BOX 1974

St. Petersburg, FL 33731

YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on April 23, 2019, in Official Records Book 9893 Pages 110, in the Public Records of Pasco County, on the following property located in Pasco County, Florida. ADDRESS:

12009 Infinity Drive, New Port Richey, Florida 34654. LEGAL:

Lot 74, Colony Lakes, according to the map or plat thereof, as recorded in Plat Book 56, Page 24, Public Records of Pasco County, Florida.

A Foreclosure Complaint has been filed against you and you are required to

serve a copy of your written defenses, if any, to it on Plaintiff's attorney, BREN-TON J. ROSS, Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 on or before 2-17-2020, and file the original with the Clerk of this Court either before service upon the attorney, or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition:

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 9 day of January, 2020. NIKKI ALVAREZ-SOWLES Clerk of the Court by: /s/ Cynthia Ferdon-Gaede January 17, 24, 2020 20-00116P

## FIRST INSERTION

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

FLORIDA CASE NO.: 2018CA001291CAAXWS THE BANK OF NEW YORK MELLON AS TRUSTEE FOR CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2005-4.

Plaintiff, VS. BLACK POINT ASSETS INC. AS TRUSTEE OF THE 2147 MOON SHADOW ROAD LAND TRUST DATED APRIL 1, 2014; et al,

Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order of Final Judgment, Final Judgment was awarded on August 30, 2019 in Civil Case No. 2018CA001291CAAXWS, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, THE BANK OF NEW YORK MELLON AS TRUSTEE FOR CWABS. ASSET-BACKED CERTIFI-CATES, SERIES 2005-4 is the Plaintiff, and BLACK POINT ASSETS INC. AS TRUSTEE OF THE 2147 MOON SHADOW ROAD LAND TRUST DAT-ED APRIL 1, 2014: DANIEL E LANE: GAIL A. LANE; SUNTRUST BANK; NATURE'S HIDEAWAY PHASES II & III HOMEOWNERS ASSOCIATION. INC.; NATURE'S HIDEAWAY MAS-TER ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIM-ING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UN-KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER

CLAIMANTS are Defendants. The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco. realforeclose.com on February 4, 2020 at 11:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 281, NATURE'S HIDE-AWAY PHASE III, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 27, PAGES 137 THROUGH 140, INCLUSIVE OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORI-DA.

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. IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352,521,4274, ext. 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 9 day of January, 2020. ALDRIDGE | PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Julia Y. Poletti FBN: Bar # 100576

Primary E-Mail:

ServiceMail@aldridgepite.com 1012-487B January 17, 24, 2020 20-00134P

#### FIRST INSERTION

PASCO COUNTY

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

CASE NO. 51-2019-CA-003494 ES/J4 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER,

Plaintiff, vs. HUGO GARDIN AND HEATHER M. SIMON A/K/A HEATHER SIMON-GARDIN A/K/A HEATHER SIMON, et al.

Defendant(s), TO: HUGO GARDIN UNKNOWN SPOUSE OF HUGO GARDIN,

Whose Residence Is: 23608 VISTAMAR COURT. LAND O LAKES, FL 34639

and who is evading service of process and all parties claiming an interest by, through, under or against the Defendant(s), who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the

mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

following property: LOT 177, PLANTATION PALMS PHASE THREE C, ACCORD-ING TO THE PLAT THEREOF. AS RECORDED IN PLAT BOOK 42, PAGES 6 AND 7, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton,

Florida 33487 on or before 2-18-20/ (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 Public Information Dept. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richev; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court at Pasco County, Florida, this 10th day of January, 2020.

CLERK OF THE CIRCUIT COURT BY: Kelly Symons DEPUTY CLERK ROBERTSON, ANSCHUTZ,

AND SCHNEID. PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-283963 - JaR

20-00139P January 17, 24, 2020

#### FIRST INSERTION

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

FLORIDA Case No.:

2019CA001951CAAXES/J1 NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, v. THOMAS FORD; LAUREN FORD; LAKESHORE RANCH

COMMUNITY ASSOCIATION INC.; 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 : IJNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.

To the following Defendant(s): LAUREN FORD

(LAST KNOWN RESIDENCE) 8008 WHITEHALL EXECUTIVE CENTER DR APT 3301

CHARLOTTE, NC 28273 YOU ARE NOTIFIED that an action

for Foreclosure of Mortgage on the following described property: LOT 353, OF LAKESHORE

RANCH PHASES 2 & 3, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 63, PAGES 51, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 19322 Autumn Chase Court, Land O Lakes, FL 34638

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronen-berg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324, on or before Feb 18, 2020, a date which is within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

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 either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) 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 14th day of January, 2020.

> As Clerk of the Court By Kelly Jeanne Symons As Deputy Clerk

Kelley Kronenberg Attorneys for Plaintiff 10360 West State Road 84 Fort Lauderdale, FL 33324 January 17, 24, 2020 20-00149P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICAL CIRCUIT, IN AND FOR PASCO COUNTY. FLORIDA. CASE No.

2019-CA-001972-CAAX-ES NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY. Plaintiff vs.

WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL,

et al., **Defendants** WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL 7402 20TH STREET ZEPHYRHILLS, FL 33540 WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL 7402 20TH STREET LT 1 ZEPHYRHILLS, FL 33540 WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL 7348 20TH ST ZEPHYRHILLS, FL 33540 UNKNOWN SPOUSE OF WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL 7402 20TH STREET ZEPHYRHILLS, FL 33540 UNKNOWN SPOUSE OF WILLIAM J. MARSHALL AKA WILLIAM JOSEPH MARSHALL 7402 20TH STREET LT 1 ZEPHYRHILLS, FL 33540 UNKNOWN SPOUSE OF WILLIAM J. MARSHALL AKA WILLIAM JO-SEPH MARSHALL

7348 20TH ST ZEPHYRHILLS, FL 33540 AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s). YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

following described property located in

Pasco County, Florida: THE EAST 214.6 FEET OF THE WEST 224.6 FEET OF THE NORTH 187.00 FEET OF

THE SOUTH 200.0 FEET OF TRACT 73 OF ZEPHYRHILLS COLONY COMPANY LANDS IN SECTION 36, TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS PER PLAT THEREOF, RE-CORDED IN PLAT BOOK 2, PAGE 6, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in GULF COAST BUSINESS REVIEW, on or before Feb 18, 2020; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at PUBLIC INFORMATION DEPARTMENT, PASCO COUNTY GOVERNMENT CENTER, 7530 LITTLE ROAD, NEW PORT RICHEY, FL 34654- , 727-847-8110. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay Sys-

WITNESS MY HAND AND SEAL OF SAID COURT on this 9th day of

As Clerk of said Court

Greenspoon Marder, LLP Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 954-343-6273

January 17, 24, 2020

January, 2020. NIKKI ALVAREZ-SOWLES, ESQ.

By: Kelly Symons As Deputy Clerk

(33585,2669/DanielleS)

20-00135P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. CASE No.

2019-CA-003460-CAAX-WS/J3 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff vs. UNKNOWN SPOUSE, HEIRS,

DEVISEES, GRANTEES, ASSIGNEES, LIENORS. CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF HELEN CHMIELORZ, DECEASED, et. al.,

**Defendants** TO: UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGN-TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTER-EST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF HELEN CHMIELORZ, DECEASED 7532 BANNER ST., NEW PORT RICHEY, FL 34653 RONALD PAUL CHMIELORZ 16823 CRESTED ANGUS SPRING HILL, FL 34610 UNKNOWN SPOUSE OF RONALD PAUL CHMIELORZ 16823 CRESTED ANGUS LANE, SPRING HILL, FL 34610 LINDA ANN HUTCHINSON

AKA LINDA ANN CHMIELORZ 6214 SPRINGER DRIVE. PORT RICHEY, FL 34668 UNKNOWN SPOUSE OF LINDA ANN HUTCHINSON AKA LINDA ANN CHMIELORZ 6214 SPRINGER DRIVE, PORT RICHEY, FL 34668 AND TO: ALL PERSONS CLAIM-ING AN INTEREST BY, THROUGH,

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in

UNDER, OR AGAINST THE AFORE-

SAID DEFENDANT(S).

Pasco County, Florida: LOT 149, AND THE SOUTH HALF OF LOT 150, LAKE-WOOD VILLAS, UNIT 5, AC-CORDING TO THE PLAT THEREOF AS RECORDED IN

PLAT BOOK 8, PAGE 64, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in the BUSINESS OBSERVER, on or before Feb 18, 2020; otherwise a

default and a judgment may be entered against you for the relief demanded in the Complaint. IMPORTANT

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at PUBLIC INFORMATION DEPARTMENT, PASCO COUNTY GOVERNMENT CENTER, 7530 LITTLE ROAD, NEW PORT RICHEY, FL 34654- , 727-847-8110. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay Sys-

WITNESS MY HAND AND SEAL OF SAID COURT on this 14th day of

> NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of said Court By: Kelly Jeanne Symons As Deputy Clerk

Greenspoon Marder, LLP Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 954-343-6273 (33585.2732)

January 17, 24, 2020 20-00156P

#### FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. CASE No.

2018-CA-000924-CAAX-WS

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff vs. UNKNOWN SPOUSE, HEIRS, DEVISEES GRANTEES ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH,

UNDER OR AGAINST THE

ESTATE OF HELEN HOLLER,

DECEASED, et al., TO: D. DIAMANTOPOULOS AKA DIAMANTIS DIAMANTOPOULOS  $83\ 17455\ ALIMOS$ ATHENS, GREECE

AND TO: All persons claiming an interest by, through, under, or against the aforesaid Defendant(s). YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

following described property located in Pasco County, Florida: LOT 13, KNOLLWOOD VIL-LAGE, AS THE SAME AP-PEARS OF RECORD IN PLAT BOOK 7, PAGE 90, OF THE

COUNTY, FLORIDA. has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose

PUBLIC RECORDS OF PASCO

address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in BUSINESS OBSERVER, on or before Feb 18, 2020; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at PUBLIC INFORMATION DEPART-MENT, PASCO COUNTY GOVERN-MENT CENTER, 7530 LITTLE ROAD, NEW PORT RICHEY, FL 34654- , 727-847-8110. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay

WITNESS MY HAND AND SEAL OF SAID COURT on this 13th day of January, 2020. Nikki Alvarez-Sowles, Esq.

As Clerk of said Court By: Kelly Symons As Deputy Clerk Greenspoon Marder, LLP

Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 (954) 941-1120 gmforeclosure@gmlaw.com (33585.2208/AS)

January 17, 24, 2020 20-00148P

# **HOW TO PUBLISH YOUR**

LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386

and select the appropriate County name from the menu option

OR

e-mail legal@businessobserverfl.com



NOTICE OF ACTION
OF FORECLOSURE
PROCEEDINGS-PROPERTY
IN THE COUNTY COURT FOR THE
6TH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
CASE:

19-CC-003676
EILAND PARK TOWNHOMES
ASSOCIATION, INC., a
not-for-profit Florida corporation,
Plaintiff, vs.

JEANNETTE OTERO; UNKNOWN SPOUSE OF JEANNETTE OTERO;

## AND UNKNOWN TENANT(S), Defendant.

TO: JEANNETTE OTERO; UNKNOWN SPOUSE OF JEANNETTE OTERO; AND UNKNOWN TENANT(S),

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

Lot 205, of EILAND PARK TOWNHOMES, according to the Plat thereof as recorded in Plat Book 60, Page 102, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.

Property Address: 37546 Daliha Terrace, Zephyrhills, FL 33542

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon MANKIN LAW GROUP, Attorneys for Plaintiff, whose address is 2535 Landmark Drive, Suite 212, Clearwater, FL 33761, 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 thereafter; otherwise a default will be entered against you for the relief demanded in the Com-

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

ter, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation pro-

viders for information regarding transportation services.

WITNESS my hand and seal of this Court on the 9 day of January, 2020. NIKKI ALVAREZ-SOWLES Circuit and County Courts By: /s/ Cynthia Ferdon-Gaede

Deputy Clerk MANKIN LAW GROUP Attorneys for Plaintiff 2535 Landmark Drive, Suite 212

Clearwater, FL 33761 January 17, 24, 2020 20-00118P



There's a public hearing to decide if

# your kids are going to a different school next year.

Wouldn't you want to know?

## Did you know?

Local school boards place notices about public hearings for proposed school district rezoning in newspapers.



# Be Informed!

Read the public notices in this newspaper and at FloridaPublicNotices.com to know what's going on in your community.



FloridaPublicNotices.com

## SUBSEQUENT INSERTIONS

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000255TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1507471 Year of Issuance: 06/01/2016 Description of Property:

34-24-16-0050-00000-0890 GARDEN TERRACE SECTION 1 PB 7 PG 23 LOT 89 OR 9230 PG 1263

Name(s) in which assessed: JOHN N SKEENS ARDITH R SKEENS

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02801P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000236TDAXXX NOTICE IS HEREBY GIVEN. That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance. the description of property, and the names in which it was assessed are as

Certificate #: 1502149 Year of Issuance: 06/01/2016 Description of Property:

14-26-21-0100-09900-0020 ZEPHYRHILLS COLONY CO LANDS PB 1 PG 55 EAST 112 FT OF TRACT 99 IN SEC 14 LESS NORTH 141.5 FT THEREOF OR 8748 PG 1838

Name(s) in which assessed: DONALD RIGNOLA

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02785P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000324TDAXXX NOTICE IS HEREBY GIVEN.

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1511297 Year of Issuance: 06/01/2016

Description of Property: 22-26-16-0030-00200-0050 ANCLOTE RIVER ESTATES

UNIT NO 3 PB 6 PG 92 LOT 5 & NORTH 25 FT OF LOT 6 BLOCK 2 OR 5677 PG 886 Name(s) in which assessed:

LEON SYKES BONNIE SYKES

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00029P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000239TDAXXXNOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1503199 Year of Issuance: 06/01/2016 Description of Property:

follows:

33-26-20-0170-01700-0020 MEADOW POINTE PARCEL 16 UNIT 3B PB 47 PG 061 BLOCK 17 LOT 2 OR 9145 PG 1670 Name(s) in which assessed:

ARIGIUTH FLORES MARTI-

MARLIN SABRINA MARTINEZ All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020

19-02788P

#### SECOND INSERTION

PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

CASE NO.: 2019-CA-002379-ES MEADOW POINTE IV-A MASTER ASSOCIATION, INC., Plaintiff, vs.

SHANNEL LEGGETT and TIM LEGGETT,

Defendants.

nal Judgment of Foreclosure dated December 13, 2019, in Case No.: 2019-CA-002379-ES, of the Circuit Court in and for Pasco County, Florida, wherein MEADOW POINTE IV-A MASTER ASSOCIATION, INC., is the Plaintiff and SHANNEL LEGGETT and TIM LEGGETT are the Defendants. The Clerk of Court will sell to the highest and best bidder for cash at https:// www.pasco.realforeclose.com, in accordance with Section 45.031, Fla. Stat, at 11:00 a.m., on March 16, 2020, the following described property set forth in the Order of Final Judgment:

NORTH PHASE "2", according to the Plat thereof as recorded in Plat Book 68, Page(s) 15-27, of the Public Records of Pasco County, Florida.

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.

less than seven (7) days; if you are hearing or voice impaired, call 711.

LAURA M. BALLARD, ESQUIRE Florida Bar No.: 820911 ARIAS BOSINGER, PLLC

140 North Westmonte Drive, Suite 203 Altamonte Springs, FL 32714 (407) 636-2549

January 10, 17, 2020 20-00090P

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA.

IN AND FOR PASCO COUNTY PROBATE DIVISION File No. 512019CP001800CPAXES

#### IN RE: ESTATE OF PATRICK DAVID NEWTON,

RICK DAVID NEWTON, deceased, whose date of death was November 27. 2019. File Number 512019CP-001800CPAXES, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the Personal Representative and the Personal Representative's

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

and other persons having claims or demands against decedent's estate must file their claims with this Court WITH-IN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH IN §733.702 OF THE FLORIDA PRO-BATE CODE WILL BE FOREVER

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

The date of first publication of this notice is January 10, 2020.

/s/ Courtney N. Gonzalez COURTNEY N. GONZALEZ Personal Representative 2404 West Bristol Avenue Tampa, Florida 33609 /s/ Neal Weinstein NEAL WEINSTEIN, ESQ. 412 East Madison Street

Suite 1111 Tampa, Florida 33602

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000247TDAXXX NOTICE IS HEREBY GIVEN,

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1510935 Year of Issuance: 06/01/2016

Description of Property:  $18\hbox{-}26\hbox{-}16\hbox{-}0360\hbox{-}30000\hbox{-}00\mathrm{A}0$ GARDENS OF BEACON SQUARE CONDO NO 2 PB 10 PG 27 APT A BLDG 3000 & COMMON ELEMENTS OR

8963 PG 3990 Name(s) in which assessed GARDENS BEACON OF CONDOMINIUM

NUMBER TWO INC All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla

Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02793P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000295TDAXXX

NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1508945 Year of Issuance: 06/01/2016 Description of Property: 22-25-16-1060-00001-5630

EMBASSY HILLS UNIT 17 MB 16 PGS 1 & 2 LOT 1563 OR 7290 PG 1596

Name(s) in which assessed: ARMANDO LEE NAVARRO MIRIAM NAVARRO

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00005P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000297TDAXXX NOTICE IS HEREBY GIVEN,

That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1510550 Year of Issuance: 06/01/2016 Description of Property: 14-26-16-0100-00000-1360

CYPRESS LAKES UNIT 1 PB 27 PG 130-136 LOT 136 OR 4430 Name(s) in which assessed:

MCKINLEY KOCH FAMILY

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00007P

E-mail your Legal Notice

legal@businessobserverfl.com

County name from

legal@businessobserverfl.com

THIRD INSERTION Notice of Application for Tax Deed 2019XX000299TDAXXX NOTICE IS HEREBY GIVEN, That ROGER A OR CAROL A RASHID, the holder of the following

certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1508856 Year of Issuance: 06/01/2016 Description of Property:

22-25-16-076J-00001-7230 REGENCY PARK UNIT ELEV-EN PB 15 PG 74 LOT 1723 OR 1712 PG 1008 Name(s) in which assessed:

NAZIH RADWAN FARIDA RADWAN

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Deputy Clerk January 3, 10, 17, 24, 2020

20-00009P

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 19-CP-001714 **Division Probate** IN RE: ESTATE OF CHARLES ARTHUR SISTRUNK (A/K/A CHARLES A. SISTRUNK A/K/A CHARLES SISTRUNK)

Deceased. The administration of the estate of Charles Arthur Sistrunk (a/k/a Charles A. Sistrunk a/k/a Charles Sistrunk), deceased, whose date of death was October 16, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Paula S. O'Neil, Clerk & Comptroller, Attn: Probate Clerk, P.O. Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal repre-

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.

sentative's attorney are set forth below.

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 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 January 10, 2020.

#### Personal Representative: Andrea L. Akins

1222 S. Missouri Avenue, Unit 802 Clearwater, Florida 33756

Attorney for Personal Representative: Tanya Bell, Esq. Florida Bar Number: 52924 Bell Law Firm, P.A. 3601 Alternate 19 N, Suite B Palm Harbor, Florida 34683 Telephone: (727) 287-6316 Fax: (727) 287-6317

TanyaBell@BellLawFirmFlorida.com 20-00106P January 10, 17, 2020

#### **HOW TO PUBLISH YOUR LEGAL NOTICE** IN THE

**BUSINESS OBSERVER** 

CALL 941-906-9386 and select the appropriate

the menu option OR E-MAIL:

#### SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration)
IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2019-CP-001765-IN RE: ESTATE OF

WANDA LOUISE CONNELLES Deceased. TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE:

You are hereby notified that an Order of Summary Administra-tion has been entered in the estate of Wanda Louise Connell, deceased, File Number 2019-CP-001765-ES, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave, Dade City, FL 33523; that the decedent's date of death was September 20, 2019; that the total value of the estate is \$ 0, after payment of Class 1 and Class 2 Obligations, and that the names and addresses of those to whom it has been assigned by such

Name Margaret M. Walker Address

19450 E. Todd Evans Rd. Black Canyon, AZ 85324 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 January 10, 2020.

**Person Giving Notice:** Margaret M. Walker 19450 E. Todd Evans Rd. Black Canyon, Arizona 85324

William J. McLeod Attorney Florida Bar Number: 322024 MCLEOD MCLEOD & MCLEOD PA 48 East Main Street (32703) Post Office Drawer 950 Apopka, Florida 32704-0950

Attorney for Person Giving Notice

Telephone: (407) 886-3300 Fax: (407) 886-0087 E-Mail: wjm@mcleodlawfirm.com Secondary E-Mail: jean@mcleodlawfirm.com

January 10, 17, 2020 20-00072P

# WEBSITES:

MANATEE COUNTY: manateeclerk.com

SARASOTA COUNTY:

sarasotaclerk.com

charlotte.realforeclose.com LEE COUNTY: leeclerk.org

> **COLLIER COUNTY:** collierclerk.com

HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com

PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.net

ORANGE COUNTY:

myorangeclerk.com

Check out your notices on: floridapublicnotices.com



#### SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

Deputy Clerk

FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2018CA003186CAAXWS NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY,

Plaintiff, vs THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPH L. RILEY, DECEASED, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 25, 2019, and entered in 2018CA003186CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPH L. RILEY,  $\,$ DECEASED; SUSAN LACHANCE; RICHARD RILEY; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; DEBRA CHASE; BRUCE VAN DUSEN are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose. com, at 11:00 AM, on January 28, 2020, the following described property as set

forth in said Final Judgment, to wit: LOT 73, OF TANGLEWOOD TERRACE UNIT THREE, AS PER MAP OR PLAT THEREOF AS RECORDED IN, PLAT BOOK 15, PAGE 27 OF THE PUBLIC RECORDS OF PASCO COUNTY,

FLORIDA. Property Address:

6723 GREENWICH AVENUE, NEW PORT RICHEY, FL 34655Any 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 in accordance with Florida Statutes, Section

IMPORTANT AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

Dated this 2 day of January, 2020. 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 18-199365 - GaB January 10, 17, 2020 20-00064P

tion services.

NOTICE OF SALE FOR PASCO COUNTY, FLORIDA

Notice is given that pursuant to the Fi-

Lot 11, Block 6 of MEADOW POINTE IV PARCEL "AA"

Any Person claiming an interest in the

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL. 34654; (727)847-8110 (V) for proceedings in New Port Richey; (352) 521- 4274, ext. 8110 (V) for proceedings in Dade City at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is

DATED: January 6, 2020 By: /s/ Laura M. Ballard

SECOND INSERTION NOTICE TO CREDITORS

Deceased. The administration of the estate of PAT-

attorney are set forth below. All creditors of the decedent and oth-

All other creditors of the decedent

NOTWITHSTANDING THE TIME

(813) 223-2792 / (813) 223-3124 (fax) Attorney for Personal Representative Florida Bar No. 241474 Email: nealwesq@hotmail.com 20-00098P

Notice of Application for Tax Deed 2019XX000290TDAXXX NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1505865 Year of Issuance: 06/01/2016 Description of Property:

08-25-17-055D-12500-00A0 PARADISE POINTE WEST GRP 4 PB 13 PG 21 UNIT A BLDG 125 & COMMON ELE-MENTS A/K/A POINTE WEST CONDOMINIUM PER OR 4162 PG 1282 OR 3062 PG 1045

Name(s) in which assessed: LENORA A EZAGUI

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at  $\underline{\text{http://pasco.realtaxdeed.com}}$ , on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00002P

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT FOR THE

SIXTH JUDICIAL CIRCUIT

IN AND FOR PASCO COUNTY,

FLORIDA

CIRCUIT CIVIL DIVISION

CASE NO.: 2016CA001748CAAXES

1900 CAPITAL TRUST II, BY

ASSOCIATION, NOT IN ITS

SOLELY AS CERTIFICATE

TRUSTEE

Plaintiff(s), vs.

Defendant(s).

U.S. BANK TRUST NATIONAL

INDIVIDUAL CAPACITY BUT

GIRLINE GREY: KEITH A. GREY;

THE LAKES OF NORTHWOOD

HOMEOWNERS ASSOCIATION,

NOTICE IS HEREBY GIVEN THAT,

pursuant to Plaintiff's Final Judgment of Foreclosure entered on 4th day of

December, 2019, in the above-cap-

tioned action, the Clerk of Court, Nikki Alvarez-Sowles, will sell to the highest

and best bidder for cash at www.pasco.

realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd

day of February, 2020 at 11:00 AM on

the following described property as set forth in said Final Judgment of Foreclo-

LOT 18, BLOCK 9, THE LAKES

AT NORTHWOOD, PHASE 2A,

sure or order, to wit:

INC.; UNKNOWN TENANT #1;

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000284TDAXXX NOTICE IS HEREBY GIVEN,

That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1501823 Year of Issuance:

Description of Property:

09-26-21-076B-00000-0950 LAKE BETMAR ESTATES 1ST ADDN PB 11 PG 134 LOT 95 OR 6951 PG 1061-1063 OR 8610 PG 1527

Name(s) in which assessed: FLORIDA LAND TRUST NO

3653 M LONG TRUSTEE

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at  $\underline{\text{http://pasco.realtaxdeed.com}}$ , on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00001P

SECOND INSERTION

ACCORDING TO THE MAP

OR PLAT THEREOF AS RE-

CORDED IN PLAT BOOK 35, PAGES 98 THROUGH 101, OF

THE PUBLIC RECORDS OF

Wesley Chapel, FL 33543
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.

Pursuant to the Fla. R. Jud. Admin. 2.516, the above signed counsel

for Plaintiff designates attorney@

padgettlawgroup.com as its primary e-mail address for service, in the above

styled matter, of all pleadings and docu-

ments required to be served on the par-

TIES ACT: IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS

AN ACCOMMODATION IN ORDER

TO PARTICIPATE IN THIS PRO-

CEEDING, YOU ARE ENTITLED, AT

NO COST TO YOU, TO THE PROVI-

SION OF CERTAIN ASSISTANCE.

PLEASE CONTACT: PUBLIC INFOR-

MATION DEPT., PASCO COUNTY

GOVERNMENT CENTER, 7530 LITTLE RD., NEW PORT RICHEY,

AMERICANS WITH DISABILI-

PASCO COUNTY, FLORIDA.

Property address:

27643 Sky Lake Circle,

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000254TDAXXX NOTICE IS HEREBY GIVEN,

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1511963 Year of Issuance: 06/01/2016 Description of Property:

32-26-16-059B-00001-4330 FOREST HILLS UNIT 22 PB 10 PG 147 LOT 1433 OR 4183 PG 724 OR 8899 PG 3679 OR 9145 PG 1399

Name(s) in which assessed: DEMETRIA I DELIBERTI THOMAS F DELIBERTI

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

Pasco County, Florida By: Denisse Bonilla Deputy Clerk

FL 34654; PHONE: (727)847-8110

(VOICE) IN NEW PORT RICHEY,

(352)521-4274, EXT 8110 (VOICE) IN

DADE CITY, OR 711 FOR THE HEAR-

ING IMPAIRED. CONTACT SHOULD

BE INITIATED AT LEAST SEVEN DAYS BEFORE THE SCHEDULED

COURT APPEARANCE, OR IMME-

DIATELY UPON RECEIVING THIS

NOTIFICATION IF THE TIME BE-

FORE THE SCHEDULED APPEAR-

ANCE IS LESS THAN SEVEN DAYS.

THE COURT DOES NOT PROVIDE

TRANSPORTATION AND CANNOT

ACCOMMODATE SUCH REQUESTS.

PERSONS WITH DISABILITIES

NEEDING TRANSPORTATION TO

COURT SHOULD CONTACT THEIR

LOCAL PUBLIC TRANSPORTATION

PROVIDERS FOR INFORMATION

REGARDING TRANSPORTATION

6267 Old Water Oak Road, Suite 203

20-00081P

SERVICES.

Respectfully submitted,

Florida Bar # 114051

Tallahassee, FL 32312

Attorney for Plaintiff

January 10, 17, 2020

(850) 422-2520 (telephone)

attorney@padgettlawgroup.com

(850) 422-2567 (facsimile)

TDP File No. 19-006556-1

PADGETT LAW GROUP DAVID R. BYARS, ESQ.

Dec. 27, 2019; Jan. 3, 10, 17, 2020

19-02800P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000243TDAXXX NOTICE IS HEREBY GIVEN,

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1501887 Year of Issuance: 06/01/2016 Description of Property:

11-26-21-0010-01700-0011 TOWN OF ZEPHYRHILLS PB 1 PG 54 ELY 90 FT OF LOTS 1 1A & 2 BLOCK 17 OR 3903 PG 991

Name(s) in which assessed: ESTATE OF PATTI A PRINCE All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02791P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000244TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC, the

holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1508371 Year of Issuance: 06/01/2016 Description of Property:

12-25-16-0090-086A0-0070 GRIFFIN PARK SUB PB 2 PG 78 LOTS 7 & 8 BLK 86A OR 4319 PG 1455 & OR 7344 PG 504 OR 7921 PG 1457 Name(s) in which assessed:

KATHRYN REITER All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020

19-02792P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000242TDAXXX NOTICE IS HEREBY GIVEN,

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1506029 Year of Issuance: 06/01/2016 Description of Property:

09-25-17-0080-96860-00A0 BAYWOOD MEADOWS CON-DO PH 1 (O) OR 1211 PGS 792-988 UNIT A BLDG 9686 & COMMON ELEMENTS OR 9016 PG 2279

Name(s) in which assessed: CAROL C YELLEN

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02790P

#### SECOND INSERTION

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

FLORIDA CASE NO.: 2019CA001158CAAXES AMERICAN FINANCIAL RESOURCES, INC., A NEW JERSEY CORPORATION,

Plaintiff, VS. JAMES BLAIR; et al, Defendant(s).
NOTICE IS HEREBY GIVEN that sale

will be made pursuant to an Order Resetting Sale entered on in Civil Case No. 2019CA001158CAAXES, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, AMERICAN FINANCIAL RESOURCES. INC., A NEW JERSEY CORPORA-TION is the Plaintiff, and JAMES BLAIR; LAKE PADGETT ESTATES EAST PROPERTY OWNERS ASSOCIATION, INC.; UNKNOWN TENANT #1 N/K/A DEBBIE BARRY: UNKNOWN TEN-ANT #2 N/K/A ROBERT CULPEPPER; 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 INTER-EST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco. realforeclose.com on January 27, 2020 at 11:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 1159, PADDOCK GROVE ESTATES. (UNRECORDED PLAT) IN PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN 2917.79 FEET SOUTH AND 572.69 FEET EAST OF THE NORTHWEST CORNER OF SECTION 19, TOWNSHIP 26 SOUTH, RANGE 19 EAST, PASCO COUNTY. FLORIDA: THENCE SOUTH 2° 09' WEST, 110 FEET; THENCE NORTH 89° 22' WEST, 141.88 FEET; THENCE NORTH 2° 09' EAST, 110 FEET; THENCE SOUTH  $89^{\circ}$ 22' EAST, 141.88 FEET TO THE POINT OF BEGINNING.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. IMPORTANT

AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352,521,4274. ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information

regarding transportation services. Dated this 27 day of December, 2019. ALDRIDGE PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Zachary Ullman

FBN: 106751 Primary E-Mail  $Service {\bf M} ail@aldridge pite.com$ 

1184-991B

January 10, 17, 2020 20-00058P

#### SECOND INSERTION

NOTICE OF PUBLIC SALE To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on January 29, 2020, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold.

PUBLIC STORAGE # 25856, 4080 Mariner Blvd, Spring Hill, FL 34609, (352) 204-9059 Time: 09:30 AM 0A104 - Dale, William; 0A151 - Popo vich, George; 0A156 - Scrivens, Tiffany; 0A160 - Popovich, George; 0A166 - Bell, Daphne; 0A167 - Popovich, George; 0A179 - Jackson, Hazel; 0A207 Bautista, Mildred; 0A220 - Bassett, Regina; 0B001 - Popovich, George; 0B002 - Popovich, George; 0B003 -Popovich, George; 0B007 - Popovich, George; 0B015 - May, Dawn; 0B111 -Redmond, Jacob; 0B117 - Hopkins, Korie; 0C001 - Popovich, George; 0C002 - Popovich, George; 0C027 - Collins, William; 0C029 - Soca, Cristian; 0C035 - Bower Jr, Glenn; 0C122 - Couto, Marissa; 0C129 - Turner, Richard; 0C140 - Leudesdorff, Debra; 0D001 Popovich, George; 0D002 - Trauax, Christine; 0D006 - Prince, Joseph; 0D028 - Via Jones, Celinda; 0D045 -Oropesa, Rolando; 0E007 - Blankenship. Tiffany: 0E008 - Howard, Robert; 0E020 - Timpson, Ronnie; 0E023 -King, Franklin; 0E066 - Ashton, Peter; 0E178 - Gough, Christina; 0E190 - Lazaro, Castro; OE196 - Johnson, Jennifer; 0E208 - Oneil, Amy

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429 Time: 10:15 AM A0008 - Frith, Jason; A0053 - Mann, Theresa; A0057 - Pangourelias, John; B0002 - Lookabaugh, Kelli; B0011 Richardson, Cassandra; B0015 -Hackworth, David; D0003 - Brianas, Penelope; D0011 - Romero, Evalinda; E1106 - Player, Sue Ann; E1108 - Larina, James; E1112 - Lookabaugh, Kelli; E1123 - Santos, Nanci; E1159 - Paneson, Alex; E1168 - Whipkey, Heather; E1178 - Bell, Kimberley; E1193 - Sosa, Heidi; E1195 - PENA, JORGE; E1205 - Gandee, Shawn; E1229 - Norton, Marshall; E2237 - Capasso, Tina; E2254 - Bruce, Kristina; E2267 - Zeigler, Gary; E2268 Wenderoth, Maxwell; E2303 - Davis, Lora; E2315 - Carter, Marvin; E2334 -Measels, Tamra; E2340 - Hackney, Taysia; E2370 - Beasley, Marvin

PUBLIC STORAGE # 25436, 6609 State Road 54, New Port Richey, FL 34653, (727) 493-0578 Time: 10:30

1003 - Pureza, Marcio; 1019 - Burnett, Jennifer; 1027 - Mantelis, Steve; 1063 - Lilley, Christopher; 1085 - Glaros, Argie; 1132 - Burg, Amy; 1138 - Gyanyi, Randall; 1149 - Cruz, Kim; 1153 - Marty, Denise; 1188 - Martinez, Judy; 2014 - Castillo, Remon; 2022 - Chrostowski, Catherine; 2285 - Fleming, Stephanie; 3017 - Perruzzi, Steven; 3023 - Redwine, Dan; 3049 - Limneos, John; 3076 - Toombs, Dea; 3082 - Staggs, Allyson; 3101 - Lay, Jeffery; 3103 - Webb, Bridgett; 3130 - BASHTON, CHAN-TELLE; 3133 - Manfredonia, Stacy; 3137 - Osborne, Amanda; 3153 - Betit, Frances; 3167 - Zullo, Michael; 3217 Lorenzana, Alma; 3265 - Gresham, Christine; 3277 - Young, Kristin; 3304 Barron, Robert; 3358 - Grablewski, Sandy; 3415 - Sherman, Zeonte; 3430 - Emory, Vera; 3451 - Stiles, Dana; 3457 - Price, Terrance; 3479 - Bogardus, Kevin; 3538 - Hazlett, Susan; 4005 Turner, Ebony; 4056 - Riesselman, James: 4097 - Booker, Jennifer: 4100 - Kellerhals, Joyce: 4135 - Galaris-Fullwood, Aspasia; 4157 - Negron, TANYA; 4167 - Hayes, Lisa; 4168 - Gavan, Cherelle; 4189 - Frazier, J.T.; 4214 - santana, jessica; 4321 - Thomas, Patricia; 4363 - Guerrero, Alexandria; 4431 - Pierce, Angela; 4451 - Scales, Terry; 4607 -Reiter, Richard; 4629 - Blodgett, Meleena: 4647 - MILLENIUM GRAPH-ICS, INC. WALTER, KENNETH; 4659 Boatright, Destiny; 4665 - Cartwright, Sandy; 4683 - Invasive Pain Management Clinic Colon, Delia: 4713 - Sabillon, Kassandra; 4715 - Lorentsen, Larry; 4725 - Gorbutt, Benjamin; P002 - Scenna, Mark; P008 - piazza, joseph

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392 Time: 11:00 AM 1017 - Rich, Ingrid; 1204 - Riccardi-Sirico, D'Anna; 1340 - Stanwood,

Kenneth; 1341 - Garber, Stacia; 1372 Weeks, Richard; 1465 - Thompson, Mary; 1469 - Green, Melony; 1475 - Mizgorski, Sierra; 1508 - Easler, Morgan; 1720 - Campbell, Christopher; 1803 - Chapman, Kaylee; 1945 - COSENTINO, KAYLA; 2016 - Carvalho, Michelle; 2033 - Monteleone Jr, Carmelo; 2106 - SANTELLA, DONNA; 2107 - SANTELLA, DONNA; 2224 -Ryder, John; 2312 - Olivas, Jose; 2402

> PUBLIC STORAGE # 26595, 2262 US Highway 19, Holiday, FL 34691, (727)

- Luciano, Lucia; 2520 - Sarris, Cindy

605-0911 Time: 11:15 AM 016 - McCrann, Michael; 018 - armstrong, Tara; 034 - Rosario, Jordan; 041 - Simmerman, Crystal; 050 -Horn, Janice; 066 - Parlett, Brooke; 071 - Bomhardt, Anne; 077 - Blue, Betty; 096 - Szmansky, Robin; 121 -Gianoli, April; 126 - Viruet, Alicia; 131 - Boncek, Pauline; 140 - Hartnett, Sara; 152 - Digiorgi, Anna; 168 - Johnson, Aquiria; 198 - Bracknell, Dennis; 223 - VISTAIN, JAIME; 267 - Lones, Larissa; 270 - Charbonneau, Christopher; 331 - Williams, Alonzo; 338B - Wadeen, Heather; 340 - Shartle, Andrew; 342B -Hyjek, John; 365 - Prather, Ruby; 388B Akridge, Cortney; 398 - Robinson, kelvin; 436 - Taylor, Darius; 440 - 3T Cleaning service Maxwell, Larenzo: 446 Black, Joseph; 451 - Dorney, William; 452 - Moorehead, Susan; 459 - Baratta, Danielle; 487 - Semple, Robert; 495 - Reeves, Joanna; 499 - johnson, Jake; 507 - Reckley, Craig; 515 - Anderson, Lori; 527 - Horvath, Sherri; 536 - Walsh, Evelyn; 542 - McCrann, Michael; 548 - Gauthier, Christine; 576 Bickerton, Ronald; 581 - McDonald, Judith; 610 - Myers, Gerry

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Orangeco, Inc., 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

January 10, 17, 2020 20-00076P

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION Case #: 2019CA003037CAAXES

DIVISION: Y Wells Fargo Bank, N.A. Plaintiff, -vs.-Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors and Trustees of Csaba Gabriel Detari a/k/a Csaba G. Detari a/k/a Csaba Detari, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Csaba Laurence Detari a/k/a Csaba L. Detari; Brian Dezo Detari a/k/a Brian D. Detari; Emily Detari Shelton a/k/a Emily D. Shelton; Unknown Spouse of Csaba Laurence Detari a/k/a Csaba L. Detari: Unknown Spouse of Brian Dezo Detari a/k/a Brian D. Detari; Unknown Spouse of Emily Detari Shelton a/k/a Emily D. Shelton: Clerk of Circuit Court of Pasco County, Florida; Helen Thomson Detari a/k/a Helen Thompson Detari a/k/a Helen Mary Thomson;

**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: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Csaba Gabriel Detari a/k/a Csaba G. Detari a/k/a Csaba Detari, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s): UNKNOWN

ADDRESS and Helen Thomson Detari a/k/a Helen Thompson Detari a/k/a Helen Mary Thomson: LAST KNOWN ADDRESS, 26339 Bluestripe Drive, Zephyrhills, FL 33544

SECOND INSERTION

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, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); 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 Pasco County, Florida, more particularly described as follows:

PARCEL 644, UNRECORDED PLAT OF QUAIL HOLLOW PINES, BEING MORE PAR-TICULARLY DESCRIBED AS FOLLOWS:

A TRACT OF LAND LYING IN SECTION 35, TOWNSHIP 25 SOUTH, RANGE 19 EAST. PASCO COUNTY, FLORIDA, BEING PART OF AN UN-RECORDED MAP AND BE-ING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF SAID SECTION 35, RUN NORTH 89° 07' 11" WEST ALONG THE NORTH LINE, A DISTANCE OF 2643.27 FEET TO A POINT: THENCE RUN NORTH 89° 04' 16" WEST, A DISTANCE OF 1722.64 FEET TO A POINT: THENCE RUN SOUTH 05° 10' 31" WEST, A DISTANCE OF 941.61 FEET TO A POINT: THENCE RUN SOUTH 06° 54' 15" EAST, A DISTANCE OF 153.55 FEET TO A POINT THENCE RUN SOUTH 15° 51' 38" EAST, A DISTANCE OF 840.60 FEET TO A POINT: THENCE RUN SOUTH 89°

06' 02" EAST, A DISTANCE OF 838.53 FEET TO A POINT OF BEGINNING; THENCE RUN SOUTH 89° 06' 02" EAST, A DISTANCE OF 150.30 FEET TO A POINT: THENCE RUN SOUTH 00° 53' 58" WEST, A DISTANCE OF 290.0 FEET TO A POINT: THENCE RUN NORTH 89° 06' 02" WEST, A DISTANCE OF 150.30 FEET TO A POINT: THENCE RUN NORTH 00° 53' 58" EAST, A DISTANCE OF 290.0 FEET TO A POINT OF BEGINNING. more commonly known as 26339 Bluestripe Drive,

Zephyrhills, FL 33544. This action has been filed against you and you are required to serve a copy of your written defense, if any, upon SHA-PIRO, FISHMAN & GACHÉ, LLP, Attorneys for Plaintiff, whose address is 4630 Woodland Corporate Blvd., Suite 100, Tampa, FL 33614, on or before Feb 10, 2020 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.

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

WITNESS my hand and seal of this Court on the 2nd day of January, 2020. Nikki Alvarez-Sowles, Esq. Circuit and County Courts By: Kelly Jeanne Symons

Deputy Clerk SHAPIRO, FISHMAN & GACHÉ, LLP Attorneys for Plaintiff 4630 Woodland Corporate Blvd., Suite 100 Tampa, FL 33614 19-320871 FC01 WNI

20-00082P

January 10, 17, 2020

Notice of Application for Tax Deed 2019XX000298TDAXXX NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1511097 Year of Issuance: 06/01/2016 Description of Property:

19-26-16-0120-00000-0090 BEACON HILL UNIT 3 PB 9 PG 58 LOT 9 OR 6047 PG 933 Name(s) in which assessed:

DARRIN EDWIN MERCADO All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00008P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000314TDAXXX NOTICE IS HEREBY GIVEN, That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1505932 Year of Issuance: 06/01/2016 Description of Property:

09-25-17-0020-00600-0080 MOON LAKE ESTATES UNIT 2 PB 4 PG 74 LOTS 8-11 INCL BLOCK 6 OR 98 PG 710 Name(s) in which assessed:

MARIE J POLEY All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00021P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000310TDAXXX NOTICE IS HEREBY GIVEN, That VINMAS HOLDINGS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1508536 Year of Issuance: 06/01/2016 Description of Property:

15-25-16-0280-00000-0150 COVENTRY NO 2 PB 9 PG 29 LOT 15 OR 8251 PG 1101 Name(s) in which assessed:

DAWN FULLERTON All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00018P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000318TDAXXX NOTICE IS HEREBY GIVEN.

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1506351 Year of Issuance: 06/01/2016 Description of Property: 16-25-17-0100-16200-0030

MOON LAKE ESTATES UNIT 10 PB 5 PG 128 LOTS 3 & 4  $\,$ BLOCK 162 OR 8586 PG 1401 Name(s) in which assessed: ADAM WILL

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Deputy Clerk January 3, 10, 17, 24, 2020

20-00024P

#### SECOND INSERTION

NOTICE OF RESCHEDULED SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION CASE NO.: 51-2017-CA-002750-WS

DIVISION: J2/J6 BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES

Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES. OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, ROBERT F. GOFF. DECEASED, et al,

**Defendant(s).**NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 18, 2019, and entered in Case No. 51-2017-CA-002750-WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Bank of New York Mellon Trust Company, N.A. as Trustee for Mortgage Assets Management Series I Trust, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Robert F. Goff, deceased, Chris Goff, Diane Colichic, Gideon Rignola, Jeffery Goff, Kevin Hoff, Michael Goff, Robert Goff, Jr., United States of America Acting through Secretary of Housing and Urban Development, Villa Del Rio Homeowners' Association, Inc., Viva Villas Maintenance Corporation, are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on www. pasco.realforeclose.com, Pasco County, Florida at 11:00 am on the 23rd day of January, 2020, the following described property as set forth in said Final Judgment of Foreclosure:

(LOT 47) VILLA DEL RIO UNIT THREE (AKA LOT 268) A PORTION OF LOTS 258, 264,

267 AND 268, VILLA DEL RIO - UNIT THREE, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 19, PAGES 71, 72 AND 73 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BE-ING MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTH-EAST CORNER OF SAID VIL-LA DEL RIO - UNIT THREE; THENCE RUN ALONG THE EASTERLY BOUNDARY LINE OF SAID VILLA DEL RIO - UNIT THREE, NORTH 00 DEGREES 37 MINUTES 00 SECONDS EAST, 109.00 FEET; THENCE NORTH 89 DEGREES 23 MIN-UTES 00 SECONDS WEST, 92.33 FEET TO THE POINT OF BEGINNING; THENCE CON-TINUE NORTH 89 DEGREES 23 MINUTES OO SECONDS WEST. 38.00 FEET; THENCE NORTH 00 DEGREES 37 MINUTES 00 SECONDS EAST, 115.66 FEET: THENCE SOUTH 89 DEGREES 23 MINUTES 00 SECONDS EAST 38.00 FEET; THENCE SOUTH 00 DEGREES 37 MIN-UTES 00 SECONDS WEST, 115.66 FEET TO THE POINT OF BEGINNING.

A/K/A 4127 PRADO LANE, NEW PORT RICHEY, FL 34655

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 an accommodation in order to participate in this proceeding, you are entitled at no cost to you, to the provision of certain assistance. Please contact:

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New

Port Richev or 352,521,4274, ext 8110 (voice) in Dade City or 711 for the hearing

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

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

Dated in Hillsborough County, Florida this 2nd day of January, 2020. /s/ Lauren Heggestad Lauren Heggestad, Esq. FL Bar # 85039 Albertelli Law Attorney for Plaintiff P.O. Box 23028 Tampa, FL 33623 (813) 221-4743 CT - 17-016722 January 10, 17, 2020 20-00057P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000293TDAXXX NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was ssessed are as follows:

Certificate #: 1508813 Year of Issuance: 06/01/2016 Description of Property:

22-25-16-076E-00001-6690 REGENCY PARK UNIT 6-A PB 14 PGS 60-61 LOT 1669 OR 4682 PG 1286

Name(s) in which assessed: LEO ARGENIO

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00004P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000311TDAXXXNOTICE IS HEREBY GIVEN,

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was ssessed are as follows: Certificate #: 1510019

Year of Issuance: 06/01/2016

Description of Property: 05-26-16-0030-10900-0150 CITY OF NEW PORT RICHEY PB 4 PG 49 LOT 15 LESS NORTH 50 FT THEREOF BLOCK 109 OR 5504 PG 972 Name(s) in which assessed:

MAUREEN LORE All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00019P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000229TDAXXX NOTICE IS HEREBY GIVEN, That BRIDGE TAX LLC 616, the

holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows:

Certificate #: 1509190 Year of Issuance: 06/01/2016 Description of Property:

27-25-16-1060-00002-2490 EMBASSY HILLS UNIT 19 PB 16 PGS 87-88 LOT 2249 OR 8452 PG 39

Name(s) in which assessed: DOROTHY OLIVER All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02779P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000308TDAXXX NOTICE IS HEREBY GIVEN,

That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was essed are as follows:

Certificate #: 1507697 Year of Issuance: 06/01/2016 Description of Property: 02-25-16-0090-01000-0130 GRIFFIN PK UNIT 1 B 4 P 36

& 36A LOTS 13-17 BLK 10 OR 6217 PG 1103 Name(s) in which assessed:

TIMOTHY SCOTT WINSHIP SALLY A WINSHIP All of said property being in the County

of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder

online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00016P

## SECOND INSERTION

45.031.

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

CASE NO. 2018CA002181CAAXWS WILMINGTON SAVINGS  $FUND\ SOCIETY, FSB, D/B/A$ CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs.

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

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 25, 2019, and entered in 2018CA002181CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco 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 the Plaintiff and THE UNKNOWN HEIRS, BENEFICIA-RIES, DEVISEES, GRANTEES, AS-SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ANN COLONDRIS, DE-CEASED; VILLAGE OF GLENWOOD CONDOMINIUM ASSOCIATION. INC. ; LOUIS COLONDRIS ; SAN-DRA NERZIG are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www pasco.realforeclose.com, at 11:00 AM, on January 28, 2020, the following described property as set forth in said Final Judgment, to wit:

UNIT A, GLENWOOD VIL-LAGE CONDOMINIUM, BLDG 36. A CONDOMINIUM, AC-CORDING TO THE DECLARA-OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 20, PAGE(S) 108, ET SEQ., OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA AND ANY

AMENDMENTS THERETO: TOGETHER WITH AN UNDI-VIDED INTEREST IN AND TO THOSE COMMON ELEMENTS APPURTENANT TO SAID UNIT IN ACCORDANCE WITH AND SUBJECT TO THE COVENANTS, CONDITIONS, RESTRICTIONS, TERMS AND OTHER PROVI-SIONS OF THAT DECLARA-TION OF CONDOMINIUM. Property Address:

7501 GREYSTONE DR. BAYONET POINT, FL 34667-3043 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 in accordance with Florida Statutes, Section

IMPORTANT AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transpor-

tation services. Dated this 2 day of January, 2020. ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901

20-00065P

Facsimile: 561-997-6909 Service Email: mail@rasflaw.com By: \S\Susan Sparks Susan Sparks, Esquire Florida Bar No. 33626 Communication Email: ssparks@rasflaw.com 18-157370 - GaB January 10, 17, 2020

6:00am and ending January 28, 2020, at 12:00pm to satisfy a lien for the follow units. Units contain general house-

SECOND INSERTION

NOTICE OF PUBLIC SALE

NOTICE IS HEREBY GIVEN pursu-

ant to Chapter 10, commencing with

21700 of the Business Professionals

Code, a sale will be held on January 28,

2020, for Castle Keep Mini Storage at

to begin on-line January 17, 2020, at

www.StorageTreasures.com

hold goods. Name Unit Kendall Russian B050 Zoe Schaefer G016 Jenney Miller G043 Marisue Bond G045 Jacqueline Shannon

Linda Sarles

January 10, 17, 2020 20-00096F

I207

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000231TDAXXX

NOTICE IS HEREBY GIVEN, That IDE, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1507934 Year of Issuance: 06/01/2016 Description of Property:

09-25-16-0760-00000-1140 PINELAND PARK UNREC PLAT LOT 114 BEGIN A POR-TION OF TRACT 38 OF PORT RICHEY LAND CO SUB PB 1 PG 61 DESC AS: COM AT SE COR OF TRACT 38 TH ALG SOUTH LINE OF TRACT 38 S89DEG 59' 08"W 106.53 FT TH N00DEG 21' 13"E 111.24 FT FOR POB TH N89DEG51'58"W 86.50 FT TH NOODEG21' 13"E 110.00 FT TH S89DEG51' 58"E 86.50 FT TH S00DEG21' 13"W 110.00 FT TO POB SUBJECT TO AN EASEMENT FOR PUBLIC ROAD RIGHT-OF-WAY OVER THE SOUTH 25 FT THEREOF AND OVER THE EAST 25 FT THEREOF AND SUBJECT TO AN EASEMENT OVER THE NORTH 10 FT AND WEST 6 FT THEREOF FOR DRAINAGE AND/OR UTILITIES OR 6624 PG 1818

Name(s) in which assessed: ESTATE OF ROBERT SILVA All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02780P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000240TDAXXX NOTICE IS HEREBY GIVEN,

That CAZENOVIA CREEK FUNDING I LLC. the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance. the description of property, and the names in which it was assessed are as follows:

Certificate #: 1504714 Year of Issuance: 06/01/2016 Description of Property:

34-25-18-0020-00000-1570 COV SUB UNREC PLAT LOT 157 COM PT 318.71 FT S & 2078.72 FT E OF NW COR TH S 92 FT TH S43DEG30'(B) E 230 FT TH S80DEG 30'E 200 FT TH N78DEGE 40 FT TH N63DEG05'28"E 47.48 FT TO POB & PT ON CUL-DE-SAC CONCAVE TO SW HAV-ING RAD OF 40 40 FT ARC DIST OF 62.83 FT TH ALG CHD S35DEG30'E 56.57 FT TH S80DEG30'E 84.12 FT TH N01DEG52'12"E 219 FT MOL TO WATER EDGE TH ALG MEANDERING EDGE OF WATER TO PT N09DEG30'E 151.65 FT FROM POB TH S09DEG 30'W 151.65 FT TO POB OR 7925 PG 629

Name(s) in which assessed: MULTI PROP LAND TRUST TERESA MALKE CO TRUSTEE PATRICE PITTMAN CO TRUSTEE

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a> on January 30, 2020 at 10:00 am.

Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020

Office of Nikki Alvarez-Sowles, Esq.

19-02789P

December 16, 2019

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000313TDAXXX NOTICE IS HEREBY GIVEN,

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1505183 Year of Issuance: 06/01/2016 Description of Property: 07-24-17-0010-00000-0020

HOLIDAY ESTATES UNIT 1 PB 6 PG 128 LOT 2 OR 3692 PG 381 Name(s) in which assessed: SHUI LAN JUNG REVOCABLE

INTER VIVOS TRUST SHUI LAN JUNG TRUSTEE All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00020P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000304TDAXXX NOTICE IS HEREBY GIVEN, That FLORIDA TAX LIEN ASSETS

IV LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 0808024 Year of Issuance: 06/01/2009

Description of Property: 32-24-17-002A-00000-0830 COLONY VILLAGE UNIT 2 UNREC PLAT TRACT 83 DESC AS COM AT NE COR OF SE1/4 SECTION 32 TH S89DEG54 50"W 25.00 FT TH S00DEG00 47"E 1029.14 FT FOR POB TH CONT S00DEG00' 47"E 150.00  $FT\,TH\,S89DEG54'50"W\,380.00$ FT TH NOODEGOO' 47"W 150.00 FT TH N89DEG54' 50"E 380.00 FT TO POB; LESS EAST 35 FT THEREOF FOR ROAD R/W PER OR 3690 PG 1168 OR 6173 PG 501 OR 6589 PG 1542

Name(s) in which assessed: HERNASCO TESTING LABO-RATORY INC JAMES C TIPPENS JR

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder

online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00013P

THIRD INSERTION Notice of Application for Tax Deed 2019XX000320TDAXXX

NOTICE IS HEREBY GIVEN, That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was

assessed are as follows: Certificate #: 1502413 Year of Issuance: 06/01/2016

Description of Property: 19-26-21-0010-02100-0040 ZEPHYRHILLS COLONY COMPANY LANDS PB 2 PG 1 POR TRACTS 21 & 22 DESC AS COM AT NE COR OF TRACT 21 TH S01DEG 55'10"E ALG EAST LINE OF TRACT 21 12.00 FT FOR POBTH N89DEG 31' 02"W 481.27 FT TH S01DEG 25'20"E 194.50 FT THN89DEG 31'02"W 211.00 FT TH N01DEG 25' 20"W 206.50 FT TH N89DEG 31' 02"W 138.75 FT TH S01DEG  $25'\,20"\mathrm{E}\,260.40\,\mathrm{FT}\,\mathrm{TH}\,\mathrm{S89DEG}$ 33' 30"E 468.16 FT TH N01DEG 55'10"W 230.14 FT TH S89DEG  $31'\,02"E\,365.00\;FT\,TH\,N01DEG$ 55' 10"W 18.00 FT TO POB OR

6608 PG 1526 Name(s) in which assessed:

KIHO MECKLING All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00025P

Notice of Application for Tax Deed 2019XX000321TDAXXX NOTICE IS HEREBY GIVEN,

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1506493

Year of Issuance: 06/01/2016 Description of Property: 21-25-17-0130-21900-0010 MOON LAKE ESTATES UNIT 13 PB 6 PGS 6-8 LOTS 1-4 INCL BLOCK 219 OR 9427 PG 1299 Name(s) in which assessed:

JOHN H FRENCH KELLY A DAVIDSON

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

 $January\ 3,\ 10,\ 17,\ 24,\ 2020$ 20-00026P

## SECOND INSERTION

NOTICE OF PUBLIC SALE NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on January 28, 2020. for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line January 17, 2020, at 6:00am and ending January 28, 2020, at 12:00pm to satisfy a lien for the follow units. Units contain general household goods.

Name Unit Marina Combs 49 Larry Currington 68 Kalliopi Lempidakis Heidi Schlegel 193 194 & 315Juan C Sanchez

January 10, 17, 2020 20-00095P

#### SECOND INSERTION

NOTICE TO CREDITORS (summary administration)
IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-19-CP-1806-WS **Division Probate** IN RE: ESTATE OF LAWRENCE L LAVIN

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Lawrence L Lavin, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654; that the decedent's date of death was October 6, 2019; that the total value of the estate is \$36,144.28 and that the names of those to whom it has been assigned by such order are:

Kimberly Lavin 5005 Pompano Drive New Port Richey, Florida 34652 Beverly Nelson 1864 Brae Moor Drive Dunedin, Florida 34698 Alexander Lavin 3110 W. Horatio Street, Unit 2 Tampa, Florida 33609 Barry Lavin

NAME ADDRESS

406 Mosby Lane Locust Grove, Georgia 30248 LL 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 PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733 702 ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITH-STANDING 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 January 10, 2020.

#### Person Giving Notice: Kimberly Lavin

5005 Pompano Drive New Port Richey, Florida 34652 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, stacevm@elderlawcenter.com Florida Bar No. 0013549 Hook Law Group 4918 Floramar Terrace New Port Richey, Florida 34652

January 10, 17, 2020

20-00107P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000249TDAXXX NOTICE IS HEREBY GIVEN,

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1511200 Year of Issuance: 06/01/2016 Description of Property: 20-26-16-067A-00001-1200 COLONIAL HILLS UNIT 17 PB 12 PG 68 LOT 1120 OR 9164 PG 3252

Name(s) in which assessed: ANGELO DIMARIA FRANCESCA DIMARIA All of said property being in the County

of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com,

on January 30, 2020 at 10:00 am. December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida

By: Denisse Bonilla

Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02795P

## THIRD INSERTION

Notice of Application for Tax Deed 2019XX000292TDAXXX NOTICE IS HEREBY GIVEN. That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was

Certificate #: 1507547 Year of Issuance: 06/01/2016 Description of Property: 35-24-16-0010-00000-5550 RAVENSWOOD VILLAGE UNIT 1 PB 19 PGS 62-67 POR OF LOTS 555 & 556 DESC AS

assessed are as follows:

SWLY 32.00 FT LOT 555 & NELY 45.00 FT LOT 556 OR 8898 PG 2891 Name(s) in which assessed: HAWKEYE PARTNERS II LLC

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00003P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000302TDAXXX NOTICE IS HEREBY GIVEN,

That ROGER A OR CAROL A RASHID, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance. the description of property, and the names in which it was assessed are as follows:

Certificate #: 1503251 Year of Issuance: 06/01/2016 Description of Property:

36-26-20-0020-05900-0050 NEW RIVER RANCHETTES UNIT 2 UNREC PLAT POR-TION OF S1/2 OF TRACT 59 DESC COM AT NE COR OF SECTION 36 TH S89DEG 43'27"W 1671.44 FT TH SOUTH 2001.32 FT FOR POB TH CONT SOUTH 660.00 FT TH WEST 660.00 FT TH NORTH 660.00 FT TH EAST 660.00 FT TO POB LESS & EXC EAST 528.09 FT THEREOF SOUTH 25 FT & EAST 25 FT RESERVED AS RD  $\ensuremath{\mathrm{R}/\mathrm{W}}$  FOR INGRESS & EGRESS AKA LOT 5 HIGHLAND FIVE CLASS IIIE SUBDIVISION PER OR 4292 PG 44 OR 7370 PG 167

Name(s) in which assessed: MANDRAKE PROPERTIES 2 LLC

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq.

Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00011P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000305TDAXXX NOTICE IS HEREBY GIVEN,

That FLORIDA TAX LIEN ASSETS IV LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1005328 Year of Issuance: 06/01/2011 Description of Property: 09-24-18-0030-0000-0050

HIGHLAND MEADOWS UNIT 2 PB 12 PG 102 LOT 5 SUBJ TO ACCESS ESMT ALG N 50 FT OF S 78.63 FT THEREOF PER OR 1095 391

Name(s) in which assessed: NOEL HEUSTIS

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00014P

## THIRD INSERTION

Notice of Application for Tax Deed 2019XX000326TDAXXX

NOTICE IS HEREBY GIVEN, That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1502574 Year of Issuance: 06/01/2016 Description of Property: 26-26-21-0000-00100-0000 NW1/4 OF NW1/4 OF SE1/4 OR 8758 PG 997 Name(s) in which assessed:

MATTHEW DEBLASE All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00031P

#### SECOND INSERTION

NOTICE OF PUBLIC SALE United Pasco Self Storage, U-Stor Ridge, and Zephyrhills Will be held on January 29, 2020 at the times and locations Listed below, to satisfy the self storage lien. Units contain General household goods. All sales are final. Management Reserves the right to withdraw any unit from the sale or refuse Any offer of bid. Payment by CASH ONLY, unless otherwise Arranged.

IJ-Stor. (United Pasco) 11214 US Hwy 19 North, Port Richey, FL 34668 at 10:00 AM

A 802 AC Christopher Burns

B 15 Christopher Burns B 87 Marie Kenny

B 91 William Marvin

B 182 Patricia Pederson B 186 Robin Bogdan

B 201 Allyson Whiteman B 335 William Marvin

B 437 Christopher Burns B 467 William Klaes B 498 Pamela Cody

Immediately Following at U-Stor (Ridge) 7215 Ridge Rd. Port Richey, FL 34668

B 45 Willie Crowley C 164 Leslie Corsini C 207 Albert Stefanik C 259 Natalia Brennan  ${\rm D}$ 3 George Cumbie Jr. E 76 Suzanne Wheeler E 104 Matthew Windship F 261 Amanda Foote

Immediately Following at U-Stor Zephyrhills  $36654~\mathrm{SR}~54$ Zephyrhills, FL 33541

C 23 Cathy Sargent C 54 Aimee Wilson C 56 Deborah Gray

I 42 Carlisa Holder J 11 Anthony Ainsworth

January 10, 17, 2020 20-00085P

#### SUBSCRIBE TO THE BUSINESS OBSERVER Call: (941) 362-4848 or go to: www.businessobserverfl.com

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000323TDAXXX NOTICE IS HEREBY GIVEN,

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was ssessed are as follows:

Certificate #: 1500565 Year of Issuance: 06/01/2016 Description of Property:

22-24-21-0030-01200-0110 LAKE GEORGE PARK PB 4 PG 32 LOTS 11 & 12 BLOCK 12 OR 4555 PG 1775

Name(s) in which assessed:

 $SADA\ M\ MUSE$ All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00028P

#### SECOND INSERTION

NOTICE OF SHERIFF'S SALE

Notice is hereby given that pursuant to a Writ of Execution issued in Hillsborough County Civil Court, Court of Hillsborough County, Florida on the 30th day of October, 2019, in the cause wherein PMI Mortgage Insurance Company, Company as Subrogee of Indymac Bank, F.S.B., was Plaintiff, and Wayne A Lyttleton aka Wayne Littleton, was Defendant, being case number 2014CA8724 in said Court.

I, Chris Nocco, as Sheriff of Pasco County, Florida, have levied upon all the right, title, and interest of the defendant, Wayne A Lyttleton aka Wayne Littleton, in and to the following described property, to wit:

Lot 10 Block 1 of Pasco Sunset Lakes Unit 1, According to the map of Plat Thereof as Recorded in Plat Book 41, Pages 116 thru 124 Public Records of Pasco County, Florida

3130 Olivia Court, Land O Lakes, FL 34638

I shall offer this property for sale "AS IS" on February 11, 2020 at 10:00am or as soon thereafter as possible, at Pasco Sheriff's East Operations 36409 State Road 52, Dade City, 343525 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.

Walter L Sanders, P.A. 3449 Technology Drive North Venice, FL 34275

CHRIS NOCCO, as Sheriff Pasco County, Florida

January 10, 17, 24, 31, 2020

Bv: Sgt. Phillip Woodruff-Deputy Sheriff

20-00089P

#### SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 51-19-CP-1650-WS Division I IN RE: ESTATE OF PETER A. MARTINO

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

You are hereby notified that an Order of Summary Administration has been entered in the estate of Peter A. Martino, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richev, Florida 34654; that the decedent's date of death was February 20, 2019; that the total value of the estate is \$3,023.03 and that the names of those to whom it has been assigned by such

order are: NAME ADDRESS The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, FL 34652 Curlew Pharmacy 30226 US Highway 19 N Clearwater, FL 33761 Medical Housecall Services, Inc. 1324 Seven Springs Blvd, Suite 321

New Port Richey, FL 34655 Christine Stanziani 1622 West Orangecrest Avenue Palm Harbor, FL 34683

Pamela Balling 425 10th Street West Babylon, NY 11704 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

The date of first publication of this Notice is January 10, 2020. Person Giving Notice:

#### Susan Dietrich

PO Box 446 New Port Richey, Florida 34656 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses courtservice@elderlawcenter.com,  $samantha@e\overline{l}derlawcenter.com$ Florida Bar No. 13549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652January 10, 17, 2020 20-00111P

#### SECOND INSERTION

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

CASE NO.: 2018-CA-001420 PENNYMAC LOAN SERVICES, LLC. Plaintiff, v. DAMIAN COPPA; et al.,

Defendants. NOTICE is hereby given that Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court of Pasco County, Florida, will on February 11, 2020, at 11:00 a.m. EST, via the online auction site at www. pasco.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 Pasco County, Florida, to

Lot 89, Riverside Village Unit 1, according to the plat thereof, as recorded in Plat Book 16, Page(s) 110 through 112, inclusive, of the Public Records of Pasco County, Florida. Property Address:

9226 Amazon Drive, New Port Richey, FL 34655pursuant 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 before the clerk reports the surplus as unclaimed.

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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727-847-8110 (voice) in New Port Richey, 352-521-4274, ext 8110 (voice) in Dade City, or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

SUBMITTED on this 31st day of December, 2019. SIROTE & PERMUTT. P.C. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathrvn 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 January 10, 17, 2020 20-00068P

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 512019CP001620CPAXWS IN RE: ESTATE OF JANE BANNISTER A/K/A JANE E. BANNISTER, Deceased.

The administration of the Estate of JANE BANNISTER a/k/a JANE E. BANNISTER, deceased, whose date of death was August 29, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656-0338. 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 to demands against decedent's Estate on whom a copy of this Notice is required to be served must file their claims with this Court WITHIN THE LATER OF 3 MONTHS AFTER THE 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

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

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

The date of first publication of this Notice is January 10, 2020.

#### Personal Representative: THOMAS EDWARD BANNISTER 8112 Pea Tree Court

Trinity, Florida 34655-5180 Attorney for Personal Representative: VICTORIA J. ALVAREZ Florida Bar No. 338591 V.J. Alvarez & Associates, P.A. 1202 N. Armenia Avenue Tampa, Florida 33607 Telephone: (813) 835-1955 January 10, 17, 2020 20-00109P

> SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA

PROBATE DIVISION File No. 512019CP001754CPAXWS Division I IN RE: ESTATE OF NATALIE MARIE BYRNE BROWN AKA NATALIE BYRNE BROWN AKA NATALIE BROWN

Deceased. The administration of the estate of NATALIE MARIE BYRNE BROWN aka NATALIE BYRNE BROWN aka NATALIE BROWN, deceased, whose date of death was October 29, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is January 10, 2020.

Springfield, Virginia 22152

#### Personal Representative: TIMOTHY JOSEPH BROWN, JR. 8023 Langbrook Road

Attorney for Personal Representative: JENNY SCAVINO SIEG, ESQ. Attorney Florida Bar Number: 0117285 SIEG & COLE, P.A. 2945 Defuniak Street Trinity, Florida 34655 Telephone: (727) 842-2237 Fax: (727) 264-0610 E-Mail: jenny@siegcolelaw.com Secondary E-Mail: eservice@siegcolelaw.com January 10, 17, 2020 20-00093P

#### SECOND INSERTION

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

FLORIDA GENERAL JURISDICTION DIVISION Case No. 2019CA003234CAAXES

Eagle Home Mortgage, LLC Plaintiff, vs. Michael A. Garcia; Laurie A. Garcia; **Concord Station Community** Association, Inc.

Defendants.
TO: MICHAEL A. GARCIA and LAURIE A. GARCIA Last Known Address: 3567 Bracknell Court, Land O Lakes, FL 34638

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

LOT 7, BLOCK B, OF CON-CORD STATION PHASE 2 UNIT A - SECTION 3, AC-CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 68, PAGE 104, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on 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 Feb 10, 2020, 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.

THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richev: (352) 521-4274, ext 8110 (V) in Dade  $City, at \ least \ 7 \ days \ before \ your \ scheduled$ court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation

DATED on January 2, 2020 Nikki Alvarez-Sowles As Clerk of the Court By Kelly Symons As Deputy Clerk

20-00079P

Brock & Scott, PLLC., the Plaintiff's attorney 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL. 33309 File # 19-F01542

January 10, 17, 2020

#### SECOND INSERTION

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

DIVISION CASE NO. 2016CA000264CAAXWS  ${\bf CITIMORTGAGE\ INC.,}$ 

Plaintiff, vs. DAVID P. FRANKLIN AND ERIN FRANKLIN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 20, 2019, and entered in 2016CA000264CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein CITIMORTGAGE INC. is the Plaintiff and DAVID P. FRANKLIN; ERIN FRANKLIN; THE HIGHLANDS OF TANGLEWOOD EAST HOMEOWNERS' ASSOCIA-TION, INC. are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco. realforeclose.com, at 11:00 AM, on January 30, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 11. HIGHLANDS OF TAN-GLEWOOD EAST, ACCORDING TO THE MAP OR PLAT THERE-OF AS RECORDED IN PLAT BOOK 39, PAGES 7 THROUGH 9, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address:

9606 PÁVER COURT, NEW PORT RICHEY, FL 34654 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 in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

Dated this 3 day of January, 2020. 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 15-082176 - 00 January 10, 17, 2020 20-00099P

#### SECOND INSERTION

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

CASE #: 2018-CA-003075 ROSE ACCEPTANCE, INC., Plaintiff vs. BONNIE GAY AYRES; ET. AL.;

**Defendants,**NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated the 23rd day of January 2019 and entered in Case No. 2018-CA-003075 of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, and the Order Granting Plaintiff's Motion to Reset Foreclosure Sale dated December 19, 2019 and entered in the same case, where, ROSE ACCEPTANCE, INC., is the Plaintiff, and BONNIE GAY AYRES; UNKNOWN TENANT # 1 N/K/A AARON REYN-OLDS; and UNKNOWN TENANT # 2 N/K/A LAURA EDSELL, are Defendants. NIKKI ALVAREZ-SOWLES, as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash electronically at www.pasco. realforeclose.com, the Clerk's website for on-line auctions at, 11:00 AM on the 28th day of January, 2020, the following described property as set forth in

said final judgment, to wit: LOT 11, BLOCK D, GULF SIDE ACRES SUBDIVISION, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 5, PAGE 118, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH THE FOL-LOWING MOBILE HOMES LOCATED THEREON: 1984 PALM MOBILE HOME, VIN PH19246AFL / PH19246BFL;

1993 CHAR MOBILE HOME. VIN CE10CFL1202925113. PARCEL ID NUMBER: 22-24-16-0010-00D00-0110 Property Address: 15034 SHARK ST., HUDSON, FL 34667 and 15030 SHARK ST., HUDSON, FL 34667

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 BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

Dated this 27th day of December, 2019. /s/ Jason M. Tarokh JASON M. TAROKH FLORIDA BAR # 57611 TAROKH LAW, PLLC PO BOX 10827 **TAMPA, FL 33679** 813-922-5510 E-mail for service: jason@tarokhlaw.com January 10, 17, 2020 20-00070P

#### SECOND INSERTION

PASCO COUNTY

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

CASE NO. 2018CA003074CAAXES U.S. BANK TRUST, NA. AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs.

KEVIN D. STANGER; NERIDA STANGER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 25, 2019, and entered in 2018CA003074CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK TRUST, NA, AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff and KEVIN D. STANGER; NERIDA STANGER; BRANCH BANKING AND TRUST COMPANY F/K/A COLONIAL BANK A/K/A COLONIAL BANK, N.A.; OAK-STEAD HOMEOWNER'S ASSOCIA-TION, INC are the Defendant(s), Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco. realforeclose.com, at 11:00 AM, on January 27, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 3, OAKSTEAD, PARCEL 9 UNIT 1 AND PARCEL 10 UNIT 1, AS PER PLAT THEREOF, AS RECORDED IN PLAT BOOK 41, PAGE 34-46 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 3217 KESWICK CT,

LAND O LAKES, FL 34638 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 in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

Dated this 2 day of January, 2020. 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 Ramiattan Nicole Ramjattan, Esquire Florida Bar No. 89204 Communication Email: nramjattan@rasflaw.com 18-198956 - GaB

20-00063P January 10, 17, 2020

#### SECOND INSERTION

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

CASE NO: 17-CC-4052 THE WILDS CONDOMINIUM ASSOCIATION, INC., A Florida not-for-profit corporation,

Plaintiff, v. OLGA OREL, UNKNOWN SPOUSE OF OLGA OREL, and UNKNOWN TENANTS IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pasco County, Florida, I will sell all the property situated in Pasco County, Florida described as:

UNIT B, BUILDING C-6-3, THE WILDS, A CONDOMINIUM ACCORIDNG TO THE PLAT THEREOF, RECORED IN PLAT BOOK 20, PAGES 148 TO 153, AS AMENDED IN PLAT BOOK 21, PAGES 96 AND 97, AND BEING FURTHER DESCRIBED IN THAT CERTAIN DECLARATION OF CONDOMINIUM, RECORDED IN O.R.BOOK 1184, PAGE 1213, ET. SEQ. AND AMEND-MENTS THERETO AS RE-CORDED IN THE PUBLIC RECORDS OF PASCO COUN-TY, FLORIDA. WITH THE FOLLOWING PROPERTY AD-DRESS: 6014 Wilds Drive, Holiday, Florida, 34691.

at public sale, to the highest and best bidder, for cash, at www.pasco.

realforeclose.com, at 11:00 A.M. on February 6, 2020.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 2nd day of January, 2020.

NIKKI ALVAREZ-SOWLES CLERK OF THE CIRCUIT COURT s/ Daniel J. Greenberg Daniel J. Greenberg (dan@attornevioe.com) Bar Number 74879 Attorney for Plaintiff The Wilds Condominium Association, Inc. 1964 Bayshore Boulevard, Suite A Dunedin, Florida 34698

Telephone: (727) 738-1100 January 10, 17, 2020 20-00060P

# SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2019CA000350CAAXES WELLS FARGO BANK, N.A.

Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ERNESTINE SMITH A/K/A ERNESTINE M. SMITH, DECEASED; ERNESTINE SMITH A/K/A ERNESTINE M. SMITH; JAMES RONALD SMITH; BARBARA SMITH BANTZ; DAVID WAYNE SMITH: KENNETH RAYMOND SMITH; MARGARET ANNE WHEELER; UNKNOWN TENANT 1; UNKNOWN TENANT 2; PASCO COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA; STATE OF FLORIDA DEPARTMENT OF REVENUE

Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on October 30, 2019, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida,

LOT(S) 37 & 38, OF GRAHAM PLACE AS RECORDED IN PLAT BOOK 2, PAGE 55, ET SEQ., OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 37438 MAIN AVE,

DADE CITY, FL 33523-3037 at public sale, to the highest and best bidder, for cash, online at www.pasco. realforeclose.com, on February 04, 2020 beginning at 11:00 AM.

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

Dated at St. Petersburg, Florida this 2 day of January, 2020. eXL Legal, PLLC Designated Email Address: efiling@exllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff By: David L. Reider FBN 95719 1000003255 January 10, 17, 2020 20-00059P

IN RE: ESTATE OF HARLEY W. JAYCOX aka HARLEY W. JAYCOX, JR.

SECOND INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

File No. 51-2020CP000005CPWS

Deceased. The administration of the estate of HARLEY W. JAYCOX, also known as HARLEY W. JAYCOX, JR., deceased, whose date of death was August 12, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the

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

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

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO

(2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS

The date of first publication of this notice is: January 10, 2020. RONALD JAYCOX

Personal Representative 5706 Cheyenne Drive

Holiday, FL 34690 Wayne R. Coulter Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: 727-848-3404 Email: info@delzercoulter.com 20-00108P January 10, 17, 2020

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION CASE NO.: 51-2019-001675-CPAXWS IN RE: THE ESTATE OF BRUCE ALLAN COHEN A/K/A BRUCE A. COHEN A/K/A BRUCE COHEN

Deceased. The administration of the Estate of BRUCE ALLAN COHEN A/K/A BRUCE A. COHEN A/K/A BRUCE COHEN, deceased, whose date of death was September 21, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of the Court, Probate Department, 7530 Little Road, Suite 104, New Port Richey, Florida 34654. 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 WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is January 10, 2020. GARY M. COHEN

Personal Representative

18116 Sentinel Circle Boca Raton, Florida 33496 KNOWLTON LAW FIRM PI. HORACE A. KNOWLTON IV, Esquire Attorney for Personal Rep Florida Bar No.: 817945

14502 North Dale Mabry Hwy Suite 200 Tampa, Florida 33618 813-253-3013 Knowltonlawfirmpl@gmail.com

January 10, 17, 2020

20-00071P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 512019CP001747 CPAXWS Division IN RE: ESTATE OF BENNIE J. COVINGTON Deceased.

The administration of the estate of BENNIE J. COVINGTON, deceased, whose date of death was November 19, 2019, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34654-0338. The names and addresses of the personal representative and the personal representative 's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 January 10, 2020.

Personal Representative: JANNA K. GARRISON 10015 Trinity Blvd., Suite 101

Trinity, FL 34655 Attorney for Personal Representative: DAVID J. WOLLINKA Attorney Florida Bar Number: 608483 WOL-LINKA, WOLLINKA & DODDRIDGE, PL 10015 TRINITY BLVD., SUITE 101 TRINITY, FL 34655 Telephone: (727) 937-4177

Fax: 727 478-7007 E-Mail: pleadings@wollinka.com Secondary E-Mail: cyndi@wollinka.com

January 10, 17, 2020 20-00084P

> SECOND INSERTION NOTICE TO CREDITORS

[intestate Florida Resident - single Personal Representative]
IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

FILE NO. 51 2019 CP 001763 CPAXWS IN RE: ESTATE OF ANTHONY VICTOR MALANGONE, Deceased.

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

The administration of the estate of ANTHONY VICTOR MALANGONE, deceased, File Number 51 2019 CP 001763 CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address which is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE 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.

DATE OF FIRST PUBLICATION OF NOTICE: JANUARY 10, 2020.

Personal Representative Shirley A. Malangone 1409 Avonwood Court Lutz, FL 33559

Stephen C. Patrinostro STEVE PATRINOSTRO, P.A. P.O. Box 2804 I 4921 Southfork Dr., Ste. 2 Lakeland, Florida 33806-2804 FBN: 0139939 Firenet103@AOL.com 863.648.9800

Attorney for Personal Representative January 10, 17, 2020

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000232TDAXXXNOTICE IS HEREBY GIVEN, That IDE, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1507687 Year of Issuance: 06/01/2016 Description of Property: 02-25-16-0090-00800-0180 GRIFFIN PARK UNIT 1 PB 4 PGS 36 & 36A LOT 18 BLK 8 OR 9189 PG 251

Name(s) in which assessed: MARY P GAGLIANO All of said property being in the County

of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02781P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000252TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of

property, and the names in which it was

assessed are as follows: Certificate #: 1512107 Year of Issuance: 06/01/2016 Description of Property:

24-26-15-0800-00001-3130 BEACON SQUARE UNIT 11-B PB 9 PG 89 LOT 1313 OR 1887 PG 1166 & OR 1887 PG 1171 Name(s) in which assessed:

PHYLLIS W THOMAS

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

Pasco County, Florida

By: Denisse Bonilla

Deputy Clerk

THIRD INSERTION

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02798P

Notice of Application for Tax Deed

2019XX000325TDAXXX

That SAVVY FL LLC, the holder of

the following certificates has filed said

certificate for a tax deed to be issued

thereon. The certificate number and

year of issuance, the description of

property, and the names in which it was

NOTICE IS HEREBY GIVEN,

assessed are as follows:

Description of Property:

 $3746\ PG\ 1006$ 

Certificate #: 1502832

Year of Issuance: 06/01/2016

23-25-20-0010-00000-0680

KNOLLWOOD ACRES PB 12

PGS 139 TO 142 LOT 68 OR

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000251TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of  $% \left\{ 1\right\} =\left\{ 1\right\} =\left$ property, and the names in which it was assessed are as follows:

Certificate #: 1509038 Year of Issuance: 06/01/2016 Description of Property: 23-25-16-0150-00001-2980 THE LAKES UNIT 8 PB 22 PG 120 LOT 1298 OR 8536 PG 249

Name(s) in which assessed: LAVERENE S CLEMON All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla

Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02797P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000250TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was

assessed are as follows: Certificate #: 1508762 Year of Issuance: 06/01/2016 Description of Property:

21-25-16-0980-00000-1530 WEST PORT SUB UNIT 3 PB 13~PG~10~LOT~153~OR~9020~PG3297

Name(s) in which assessed: PATRICIA GALDERISI

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02796P

All of said property being in the County

Unless such certificate shall be

redeemed according to the law, the

property described in such certificate shall be sold to the highest bidder

online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>,

Name(s) in which assessed:

WANDA F WARDEN

of Pasco, State of Florida

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

## FOURTH INSERTION

2019XX000256TDAXXX NOTICE IS HEREBY GIVEN,

assessed are as follows: Certificate #: 1505009 Year of Issuance: 06/01/2016 Description of Property: 36-26-18-0020-00400-0130 FOXWOOD SUB PHASE 2 PB 15 PGS 96-100 LOT 13 BLK 4 OR 1553 PG 1058

All of said property being in the County of Pasco, State of Florida

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

#### SECOND INSERTION

NOTICE TO CREDITORS PASCO COUNTY, FLORIDA

on February 06, 2020 at 10:00 am. December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk January 3, 10, 17, 24, 2020 20-00030P

set forth below. or before 2-10-2020, and file the origi-

#### SECOND INSERTION

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

GENERAL JURISDICTION DIVISION

Case No. 2019CA003036CAAXWS Wells Fargo Bank, National Association, as Trustee for Citigroup Mortgage Loan Trust, Series 2005-OPT4, Asset Backed Pass-Through Certificates, Series 2005-OPT4 Plaintiff, vs.

Maurice Michael Mercier a/k/a Maurice M. Mercier; et al Defendants.

TO: Maurice Michael Mercier a/k/a Maurice M. Mercier and Charlene Lynn Mercier a/k/a Charlene L. Mercier a/k/a Charlene Lynn Alford Mercier Last Known Address: 5537 Manatee Pointe Dr. New Port Richey, Fl. 34652

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

LOT 26, HARBOR ISLES, AC-CORDING TO THE MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 8, PAGES 35 AND 36, OF THE PUBLIC RECORDS OF PASCO COUN-TY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie Anthousis, 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

nal 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. THIS NOTICE SHALL BE PUB-

LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS If you are a person with a disability

who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

DATED on 1-6-2020. Nikki Alvarez-Sowles As Clerk of the Court By Cynthia Ferdon-Gaede As Deputy Clerk

Brock & Scott, PLLC., the Plaintiff's attorney 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL. 33309 File # 19-F01054 January 10, 17, 2020 20-00087P

#### THIRD INSERTION

PASCO COUNTY

Notice of Application for Tax Deed 2019XX000309TDAXXX NOTICE IS HEREBY GIVEN,

That VINMAS HOLDINGS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1508578 Year of Issuance: 06/01/2016 Description of Property: 15-25-16-054A-00000-4260 REGENCY PARK UNIT 1 PB 11 PGS 58-59 LOT 426 OR 5146

PG 1482 Name(s) in which assessed: MARK BALANCE

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019

20-00017P

Notice of Application for Tax Deed That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was

Name(s) in which assessed: JEFFREY A OSWALT

Unless such certificate shall be

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02802P

IN THE CIRCUIT COURT FOR PROBATE DIVISION

File No. 19-CP-001655-CPAXWS Division: J IN RE: ESTATE OF ERIC P. WILK, Deceased.

The administration of the estate of Eric P. Wilk, deceased, whose date of death was June 17, 2019; social security number xxx xx 6650, File Number 19-CP-001655-CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656. The names and addresses of the personal representative and the personal representative's attorney are

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV-ER BARRED.

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

The date of first publication of this notice is: January 10, 2020.

BARBARA BLOOM Personal Representative 559 141 Street NW

Largo, Florida 33770 GREGORY A. FOX Attorney for Personal Representative Florida Bar No. 382302 FOX & FOX, P.A. 2515 Countryside Blvd. Ste G Clearwater, Florida 33763 Telephone: 727-796-4556 Email: greg@foxlawpa.com 20-00091P January 10, 17, 2020

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000238TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1509077 Year of Issuance: 06/01/2016 Description of Property: 25-25-16-0020-00000-0980 BASS LAKE ACRES PB 4 PG 107 LOT 98 OR 6645 PG 920 Name(s) in which assessed: ROBERT GERALDI

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02787P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000248TDAXXX NOTICE IS HEREBY GIVEN. That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1511034 Year of Issuance: 06/01/2016 Description of Property: 19-26-16-006B-00000-4950 BEACON SQUARE UNIT 5 PB

8 PG 103 LOT 495 OR 8219 PG 1853 Name(s) in which assessed:

DAVID PAUL ZIMA

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder

online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am. December 16, 2019 Office of Nikki Alvarez-Sowles, Esq.

Pasco County Clerk & Comptroller Pasco County, Florida By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02794P

#### SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-19-CP-1766-WS Section: I IN RE: ESTATE OF

SHARON D. HAXTON,

Deceased. The administration of the estate of Sharon D. Haxton, deceased, whose date of death was December 4, 2019, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representa-

tive's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE 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 THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

TION OF THIS NOTICE IS January 10, 2020.

#### Personal Representative: Louis Zabel 2412 Little Cove Road

Owens Cross Roads, AL 35763 Attorney for Personal Representative: David C. Gilmore, Esq. 11169 Trinity Blvd. Trinity, FL 346535 dcg@davidgilmorelaw.com (727) 849-2296 FBN 323111 January 10, 17, 2020 20-00073P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000227TDAXXX NOTICE IS HEREBY GIVEN, That BRIDGE TAX LLC 616, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of  $% \left\{ 1\right\} =\left\{ 1\right\} =\left$ property, and the names in which it was assessed are as follows:

Year of Issuance: 06/01/2016 Description of Property: 18-26-16-0530-00001-9760 BEACON SQUARE UNIT 16-B

PG 2691 Name(s) in which assessed:

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am.

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

Notice of Application for Tax Deed 2019XX000237TDAXXX NOTICE IS HEREBY GIVEN certificates has filed said certificate for

Certificate #: 1506779 Year of Issuance: 06/01/2016 Description of Property:

18-26-17-0040-00000-2180 SOUTHERN OAKS UNIT THREE-A PB 34 PGS 48-50 LOT 218 OR 8567 PG 3237 Name(s) in which assessed:

GARY L COOK SHERRI L COOK All of said property being in the County

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

By: Denisse Bonilla Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020

#### 19-02786P

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-19-CP-16 IN RE: ESTATE OF ARTHUR L. JOHNSON

**Deceased.**The administration of the estate of AR-THUR L. JOHNSON, deceased, whose ing in the Circuit Court for PASCO County, Florida, Probate Division, the New Port Richey, FL 34654. The names attorney are set forth below. All creditors of the decedent and other persons cedent's estate on whom a copy of this BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST 30 DAYS AFTER THE DATE OF SER-VICE OF A COPY OF THIS NOTICE

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 SECTION 733.702 WILL BE FOREVER

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

The date of first publication of this Notice is January 10, 2020.

#### **RUTH TERPSTRA** 7806 Hill Rd.

Beverly R. Barnett, Esq. Florida Bar Number: 193313 Port Richey, FL 34668 Telephone: (727) 841-6878 Fax: (727) 478-0472 E-Mail: beverlybarnettlaw@gmail.com Secondary E-Mail:

#### FOURTH INSERTION

Notice of Application for Tax Deed

That ATCF II FLORIDA A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Year of Issuance: 06/01/2016 Description of Property:

25-26-15-0520-00000-0930 ALOHA GARDENS UNIT 2 PB 9 PG 130 LOT 93 OR 7917 PG 1020

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on January 30, 2020 at 10:00 am.

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller Pasco County, Florida

Dec. 27, 2019; Jan. 3, 10, 17, 2020 19-02799P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000233TDAXXX NOTICE IS HEREBY GIVEN. That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1510344 Year of Issuance: 06/01/2016 Description of Property: 08-26-16-0250-03504-0080

Name(s) in which assessed: PASCO GRAND CORP All of said property being in the County of Pasco, State of Florida

on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq.

# SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FL PROBATE DIVISION File Number: 512020-CP-000017CPAXES In Re The Estate of: Claudia L. Rysdon,

The administration of the estate of Claudia L. Rysdon, a/k/a Claudia Rysdon, deceased, whose date of death was 30 November 2019 is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, FL 33523-3894. The names and addresses of the personal representative and the

set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a 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

All other creditors of the decedent and other persons having claims or de-

THE TIME PERIODS SET FORTH IN FLORIDA STATUTE SECTION 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 Notice is: January 10, 2020 Personal Representative

#### Harold L. Harkins, Jr. 2901 W. Busch Blvd., Suite 301

Attorney for Personal Representative Harold L. Harkins, Jr., Esq. 2901 W. Busch Blvd., Suite 301 Tampa, FL 33618-4565 Ph: (813) 933-7144 FL Bar Number: 372031

2019XX000253TDAXXX NOTICE IS HEREBY GIVEN,

Certificate #: 1512259

Name(s) in which assessed: TAMMY HECHT

December 16, 2019

By: Denisse Bonilla Deputy Clerk

CRAFTS SUB UNIT 4 PB 2 PG 44 LOTS 8 & 9 BLOCK 4  $\mathrm{TRACT}\,35\,\mathrm{OR}\,8915\,\mathrm{PG}\,2670\,\mathrm{OR}$ 9445 PG 2920

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com,

Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020

19-02782P

a/k/a Claudia Rysdon, Deceased. personal representative's attorney are

copy of this notice is required to be OF THIS NOTICE ON THEM.

mands 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

NOTWITHSTANDING THE TIME DATE OF DEATH IS BARRED.

Tampa, FL 33618-4565

harold@harkinsoffice.com 20-00100P January 10, 17, 2020

Certificate #: 1510979

PB 10 PG 31 LOT 1976 OR 9129

VERTICAL INVESTMENT PROPERTIES LLC

December 16, 2019

Dec. 27, 2019; Jan. 3, 10, 17, 2020

FOURTH INSERTION

That CAZENOVIA CREEK FUNDING I LLC, the holder of the following a tax deed to be issued thereon. The certificate number and year of issuance,  $\,$ the description of property, and the names in which it was assessed are as

of Pasco, State of Florida

December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

date of death was July 15, 2018, is pendaddress of which is 7530 Little Road, and addresses of the personal representative and the personal representative's having claims or demands against denotice is required to be served must file their claims with this court ON OR PUBLICATION OF THIS NOTICE OR

ON THEM.

BARRED. NOTWITHSTANDING THE TIME

Personal Representative:

6709 Ridge Rd. Ste. 101

#### Woodbury, Minnesota 55125 Attorney for Personal Representative:

transcribe123@gmail.com 20-00110P January 10, 17, 2020

Notice of Application for Tax Deed 2019XX000301TDAXXX NOTICE IS HEREBY GIVEN, That ROGER A OR CAROL A RASHID, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1501028 Year of Issuance: 06/01/2016 Description of Property: 35-24-21-0020-00300-0010 CARVER HEIGHTS PB 4 PG 53 LOTS 1 & 2 BLOCK 3 OR 1934 PG 1378

Name(s) in which assessed LAWRENCE J WHYTE ORALIA LUNA

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk January 3, 10, 17, 24, 2020

SECOND INSERTION

20-00010P

NOTICE OF

ACTION/CONSTRUCTIVE SERVICE

NOTICE BY PUBLICATION

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

 $FOR\ PASCO\ COUNTY,\ FLORIDA$ 

CASE NO.:

2019CA003558CAAXES/J4

TRUSTEE OF THE RESIDENTIAL

CREDIT OPPORTUNITIES TRUST

Last Known Address: 18114 Glaston-

TO: THE UNKNOWN SPOUSE OF

PATRICIA A. PFEIFER, If Any Last Known Address: 18114 Glaston-

YOU ARE HEREBY NOTIFIED that

a Complaint to foreclose a mortgage on

real property located in Pasco County.

Florida has been filed and commenced

in this Court and you are required to

serve a copy of your written defenses,

if any, to it on DANIEL S. MANDEL of

the Law Offices of Mandel, Manganelli

& Leider, P.A., Attorneys for Plaintiff,

whose address is 1900 N.W. Corporate

Boulevard, Suite 305W, Boca Raton, FL

33431 and whose email address for ser-

vice of pleadings is: servicesmandel@

gmail.com, and file the original with the

Clerk of the above styled Court within

30 days after first publication of Notice,

on or before Feb 10, 2020, otherwise a

default will be entered against you for

the relief prayed for in the Complaint,

to wit: the foreclosure of a mortgage on

Lot 6, Block B, of CONCORD

STATION PHASE 4, UNITS A

& B, according to the Plat there-

of, as recorded in Plat Book 60,

Page 110 of the Public Records of

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT, IN AND

FOR PASCO COUNTY, FLORIDA

CASE NO.

2019CA003389CAAXES

THE BANK OF NEW YORK

MELLON FKA THE BANK OF

NEW YORK, AS TRUSTEE FOR

OF CWALT, INC., ALTERNATIVE LOAN TRUST 2007-10CB,

UNKNOWN HEIRS OF VIRGIL L.

To the following Defendants:
UNKNOWN HEIRS VIRGIL L.
BONDS (CURRENT RESIDENCE

UNKNOWN) Last Known Address: UNKNOWN

6312 ANGUS VALLEY DRIVE

Last Known Address of the Deceased:

WESLEY CHAPEL, FLORIDA 33544

an action for Foreclosure of Mortgage

YOU ARE HEREBY NOTIFIED that

MORTGAGE PASS-THROUGH

CERTIFICATES, SERIES

2007-10CB,

Plaintiff, vs.

BONDS, ET AL.

THE CERTIFICATEHOLDERS

the following described property:

Pasco County, Florida.

bury Ln., Land 0 Lakes, FL 34638

bury Ln., Land O Lakes, FL 34638

WILMINGTON SAVINGS FUND

SOCIETY, FSB, AS OWNER

PATRICIA A PFEIFER; et al.,

TO: PATRICIA A. PFEIFER

Current Address: Unknown

Current Address: Unknown

Plaintiff, vs.

Defendants.

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000322TDAXXX NOTICE IS HEREBY GIVEN, That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of

Certificate #: 1506498 Year of Issuance: 06/01/2016 Description of Property: 21-25-17-0130-22000-0360 MOON LAKE ESTATES UNIT 13 PB 6 PGS 6-8 LOTS 36-39 INCL BLOCK 220 OR 9427 PG 1299

property, and the names in which it was

assessed are as follows:

Name(s) in which assessed: KELLY A DAVIDSON JOHN H FRENCH

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the

property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

Deputy Clerk

January 3, 10, 17, 24, 2020 20-00027P

DEBT COLLECTOR ATTEMPTING

TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE

This notice shall be published once

If you are a person with a disability

who needs any accommodation in order

to participate in this proceeding, you

are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the Public Information Dept.,

Pasco County Government Center, 7530

Little Rd. New Port Richev. FL 34654:

(727) 847-8110 (V) in New Port Richey;

(352) 521-4274, ext 8110 (V) in Dade

City, at least 7 days before your sched-

uled court appearance, or immediately

upon receiving this notification if the

time before the scheduled appearance is

less than 7 days; if you are hearing im-

paired call 711. The court does not pro-

vide transportation and cannot accom-

modate for this service. Persons with

disabilities needing transportation to

court should contact their local public

transportation providers for informa-

WITNESS my hand and seal of said

As Clerk of the Circuit Court

BY: Kelly Jeanne Symons

As Deputy Clerk

20-00088P

SECOND INSERTION

Court at Pasco County, Florida this 6th

day of Jan, 2020. NIKKI ALVAREZ-SOWLES, ESQ.

Mandel, Manganelli & Leider, P.A.

1900 N.W. Corporate Boulevard,

on the following described property:

TRACT #752 - ANGUS VALLEY

UNIT 3 A TRACT OF LAND

LYING IN SECTION 2, TOWN-

SHIP 26 SOUTH, RANGE 19

EAST, PASCO COUNTY, FLOR-

IDA, MORE PARTICULARLY

BEGIN AT THE SOUTHWEST

CORNER OF THE STATED

SECTION 2, THENCE RUN

EAST (ASSUMED BEAR-ING) ALONG THE SOUTH

BOUNDARY OF THE STATED

SECTION 2, A DISTANCE

OF 5101.62 FEET; THENCE

NORTH 00 DEG 11 MIN 18 SEC

EAST A DISTANCE OF 1730.43

FEET TO THE POINT OF BE-

GINNING: THENCE CONTIN-

UE NORTH 00 DEG 11 MIN

18 SEC EAST, A DISTANCE

OF 150.00 FEET: THENCE

EAST A DISTANCE OF 150.94

FEET: THENCE SOUTH 00

DEG 11 MIN 18 SEC WEST, A

DISTANCE OF 150.00 FEET;

THENCE WEST A DISTANCE

OF 150.94 FEET TO A POINT

DESCRIBED AS FOLLOWS:

servicesmandel@gmail.com

DANIEL S. MANDEL

Attorneys for Plaintiff

Boca Raton, FL 33431

January 10, 17, 2020

Law Offices of

Suite 305W

tion regarding transportation services.

each week for two consecutive weeks in

Street address:

18114 Glastonbury Ln.,

Land O Lakes, FL 34638

USED FOR THAT PURPOSE.

the Business Observer.

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000307TDAXXX NOTICE IS HEREBY GIVEN,

That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1507699 Year of Issuance: 06/01/2016 Description of Property: 02-25-16-0090-01000-0190 GRIFFIN PK UNIT 1 B 4 P 36- $36\mathrm{A}\ \mathrm{LOT}\ 19\ \mathrm{BLK}\ 10\ \mathrm{RB}\ 986\ \mathrm{PG}$ 

Name(s) in which assessed: CAROLYN M WINSHIP All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020 20-00015P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000303TDAXXX NOTICE IS HEREBY GIVEN, That ROGER A OR CAROL A RASHID, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as

Certificate #: 1500326 Year of Issuance: 06/01/2016 Description of Property: 26-23-21-0070-0000-0260 CYPRESS MANOR I PB 15 PG 39 LOT 26 RB 1016 PG 482 Name(s) in which assessed:

GLADYS R MISSOURI All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am.

December 18, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla

January 3, 10, 17, 24, 2020

20-00012P

Deputy Clerk

#### SECOND INSERTION

NOTE: PURSUANT TO THE FAIR DEBT COLLECTION PRACTICES ACT YOU ARE ADVISED THAT THIS LAW FIRM IS DEEMED TO BE A

1481

2019-CA-002656-CAAX-ES/J1 REVERSE MORTGAGE FUNDING

Plaintiff vs UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEÉS, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND AN INTEREST BY, THROUGH, UNDER OR AGAINST THE DECEASED, et. al.,

Defendants TO: UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGN-EES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PAR-TIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF TRESSIE C. COF-FEY, DECEASED

20515 HOMOSASSA CT. LAND O LAKES, FL 4637 KIMBERLY FAY MOORE COLORADO SPRINGS, CO 80917 COLORADO SPRINGS, CO 80917 SPRINGS, CO 80923-7698

FAY MOORE 4220 S DELIGHTED CIRCLE #2, COLORADO SPRINGS, CO 80917 COLORADO SPRINGS, CO 80917 SPRINGS, CO 80923-7698

aforesaid Defendant(s). an action to foreclose a mortgage on the

OF BEGINNING.

LOT 21, BLOCK V, GROVES, PHASE IA, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, PAGES 120 THROUGH 150, PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA.

has been filed against you, and you are required to serve a copy of your writ-ten defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in GULF COAST BUSINESS REVIEW, on or before FEB 10 2020, 2019; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Court's disability coordinator at PUBLIC INFORMATION DEPARTMENT, PASCO COUNTY GOVERNMENT CENTER, 7530 LITTLE ROAD, NEW PORT RICHEY, FL 34654- , 727-847-8110. If hearing or voice impaired, contact (TDD) (800)955-8771 via Florida Relay Sys-

tem. WITNESS MY HAND AND SEAL OF SAID COURT on this day of JAN 02 2020.

NIKKI ALVAREZ-SOWLES, ESQ.

As Clerk of said Court By: /s/ Gerald Salgado As Deputy Clerk Greenspoon Marder, LLP

Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 954-343-6273

January 10, 17, 2020 20-00080P

lic Information Dept., Pasco County

Government Center, 7530 Little Rd.,

New Port Richey, FL 34654; Phone:

727.847.8110 (voice) in New Port

Richey, 352.521.4274, ext 8110 (voice)

in Dade City, Or 711 for the hearing

impaired. Contact should be initi-

ated at least seven days before the

scheduled court appearance, or im-

mediately upon receiving this notifi-

cation if the time before the sched-

uled appearance is less than seven

transportation and cannot accom-

modate such requests. Persons with

disabilities needing transportation to

court should contact their local public

transportation providers for informa-

tion regarding transportation services.

this Court this 30 day of December,

WITNESS my hand and the seal of

NIKKI ALVAREZ-SOWLES, ESQ.

PASCO COUNTY, FLORIDA

CLERK OF COURT

By Kelly Symons

As Deputy Clerk

20-00083P

The court does not provide

PASCO COUNTY

follows:

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA.

ALL OTHER PARTIES CLAIMING ESTATE OF TRESSIE C. COFFEY,

4220 S DELIGHTED CIRCLE #2, 4420 S DELIGHTED CIRCLE #2, SCOUT DR., COLORADO UNKNOWN SPOUSE OF KIMBERLY

4420 S DELIGHTED CIRCLE #2, 6120 SCOUT DR., COLORADO AND TO: All persons claiming an interest by, through, under, or against the

YOU ARE HEREBY NOTIFIED that following described property located in Pasco County, Florida:

A/K/A 6312 ANGUS VALLEY

DRIVE, WESLEY CHAPEL FL

has been filed against you and you are

required to serve a copy of your written

defenses, if any, to J. Anthony Van Ness,

Esq. at VAN NESS LAW FIRM, PLC,

Attorney for the Plaintiff, whose ad-

dress is 1239 E. NEWPORT CENTER

DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before Feb

10, 2020 a date which is within thirty

(30) days after the first publication

of this Notice in the BUSINESS OB-

SERVER 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 de-

manded in the complaint. This notice

is provided to Administrative Order No.

If you are a person with a dis-

ability who needs an accommodation

in order to participate in this pro-

ceeding, you are entitled, at no cost

to you, to the provision of certain

Please contact: Pub-

assistance.

#### THIRD INSERTION

assessed are as follows:

Notice of Application for Tax Deed 2019XX000296TDAXXX NOTICE IS HEREBY GIVEN, That TLOA OF FLORIDA LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of

property, and the names in which it was

Certificate #: 1509082 Year of Issuance: 06/01/2016 Description of Property: 25-25-16-0030-00000-0050 BASS LAKE ACRES R/P PB 6 PG 78 LOT 5 OR 5725 PG 944 & ${\rm OR}~8313~{\rm PG}~1496$ 

Name(s) in which assessed: BENDING WILLOW LAND TRUST All of said property being in the County

of Pasco, State of Florida Unless such certificate shall be

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 06, 2020 at 10:00 am. December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk January 3, 10, 17, 24, 2020

20-00006P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000234TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1508185 Year of Issuance: 06/01/2016 Description of Property: 10-25-16-0620-00000-5040 GULF HIGHLANDS UNIT MB 16 PGS 89-91 LOT 504 OR 8671 PG 3980 OR 8723 PG 667 Name(s) in which assessed:

JAMES J CASH JR All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>, on January 30, 2020 at 10:00 am. December 16, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk Dec. 27, 2019; Jan. 3, 10, 17, 2020

19-02783P

#### THIRD INSERTION

Notice of Application for Tax Deed 2019XX000316TDAXXX NOTICE IS HEREBY GIVEN,

That SAVVY FL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1506102

Year of Issuance: 06/01/2016 Description of Property: 15-25-17-0060-07600-0130 MOON LAKE ESTATES UNIT 6 PB 4 PGS 90-91 LOTS 13-15 INCLUSIVE BLOCK 76 OR 6145 PG 1337

Name(s) in which assessed: GE WANG

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on February 06, 2020 at 10:00 am.

December 18, 2019

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Bonilla Deputy Clerk

January 3, 10, 17, 24, 2020

20-00023P

#### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000235TDAXXX NOTICE IS HEREBY GIVEN,

That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1506998 Year of Issuance: 06/01/2016 Description of Property: 14-24-16-0300-00000-1570 VIVA VILLAS 1ST ADDN PHASE II PB 16 PGS 75-76 LOT

Name(s) in which assessed: CRYSTAL I LLC All of said property being in the County of Pasco, State of Florida

157 OR 8224 PG 1548

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a>,

on January 30, 2020 at 10:00 am. December 16, 2019 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

By: Denisse Bonilla Deputy Clerk

Dec. 27, 2019; Jan. 3, 10, 17, 2020

#### SECOND INSERTION

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  ${\tt GENERAL\,JURISDICTION}$ DIVISION

CASE NO. 2019CA003772CAAXWS U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

RYAN WHEATLEY A/K/A RYAN T. WHEATLEY, et al. Defendant(s), TO: RYAN WHEATLEY A/K/A RYAN

T. WHEATLEY, UNKNOWN SPOUSE OF RYAN WHEATLEY A/K/A RYAN T. WHEATLEY.

Whose Residence Is: 5216 SKYLAND DR, HOLIDAY, FL 34690 and who is evading service of process and all parties claiming an inter-

est by, through, under or against the Defendant(s), who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the following property:

LOTS 626 & 627, COLONIAL HILLS SUBDIVISION, UNIT 10, A SUBDIVISION ACCORD-ING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 10, PAGES 86 AND 87, IN THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton,

Florida 33487 on or before 2-10-2020/ (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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court at Pasco County, Florida, this 30 day of Dec. 2019. CLERK OF THE CIRCUIT COURT

BY: /s/ Cynthia Ferdon-Gaede DEPUTY CLERK ROBERTSON, ANSCHUTZ,

AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-383453 - JaR January 10, 17, 2020 20-00105P

### SECOND INSERTION

BF15249-19/gjd

January 10, 17, 2020

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY GENERAL JURISDICTION DIVISION

CASE NO. 2019CA000456CAAXWS AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs.
DEYA CASERTA, GREENBROOK ESTATES HOMEOWNERS ASSOCIATION, INC., UNKNOWN TENANT IN POSSESSION 1, UNKNOWN TENANT IN

POSSESSION 2, UNKNOWN SPOUSE OF DEYA CASERTA, Defendants.

To: UNKNOWN SPOUSE OF DEYA CASERTA 3814 TIDEWATER RD NEW PORT RICHEY, FL 34655 UNKNOWN TENANT IN POSSESSION 1 3814 TIDEWATER RD NEW PORT RICHEY, FL 34655UNKNOWN TENANT IN POSSESSION 2 3814 TIDEWATER RD NEW PORT RICHEY, FL 34655

LAST KNOWN ADDRESS STATED,

CURRENT RESIDENCE UNKNOWN YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal

property described as follows, to-wit: LOT 195, GREENBROOK ES-TATES UNIT FOUR, ACCORD-ING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 24, PAGE(S) 6 AND 7, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to a copy of your written defenses, if any, to it on Nicholas J. Vanhook, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above-styled Court on or before 2-10-2020 or 30 days from the first publication, otherwise a Judgment may 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727)

847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation

WITNESS my hand and seal of said Court on the 2 day of January, 2020. CLERK OF THE CIRCUIT COURT As Clerk of the Court

BY: /s/ Cynthia Ferdon-Gaede

MCCALLA RAYMER LEIBERT PIERCE, LLC Suite 155

225 E. Robinson St. Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 6461744 19-00015-2 January 10, 17, 2020

20-00112P

Deputy Clerk

#### SECOND INSERTION

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

CIVIL DIVISION Case #: 51-2016-000630-CA-WS DIVISION: J2 Lakeview Loan Servicing, LLC

Plaintiff, -vs.-Shon P. Hogan; Catherine A. Galloway Hogan; Colonial Hills Civic 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,

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 51-2016-000630-CA-WS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Lakeview Loan Servicing, LLC, Plaintiff and Shon P. Hogan are defendant(s), I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash IN AN ONLINE SALE ACCESSED THROUGH THE CLERK'S WEBSITE

Heirs, Devisees, Grantees, or Other

Claimants

AT WWW PASCO REALFORECLOSE COM, AT 11:00 A.M. on February 4, 2020, the following described property as set forth in said Final Judgment, to-

LOT 1862, COLONIAL HILLS UNIT TWENTY-FIVE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 19, PAGES 106 AND 107, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS 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 ADA Coordinator;14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7days. 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

13-261368 FC01 ESS January 10, 17, 2020 20-00066P

#### SECOND INSERTION

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

CASE NO. 2018CA002639CAAXWS LAKEVIEW LOAN SERVICING, LLC,

Plaintiff, vs. ANTHONY HICKS AND CAROL F. HICKS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 06, 2019, and entered in 2018CA002639CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and ANTHONY HICKS; CAROL F. HICKS are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www. pasco.realforeclose.com, at 11:00 AM, on January 23, 2020, the following described property as set forth in said

Final Judgment, to wit: LOT 2271 OF BEACON WOODS GREENWOOD VIL-LAGE, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 17, PAGE(S) 16-18, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Property Address: 12940 PEBBLE BEACH CIR, HUDSON, FL 34667

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 in accordance with Florida Statutes, Section 45.031.

IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transporta-

Dated this 2 day of January, 2020. 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 Ramiattan Nicole Ramjattan, Esquire Florida Bar No. 89204 Communication Email: nramjattan@rasflaw.com 18-169717 - SyP January 10, 17, 2020 20-00062P

## SECOND INSERTION

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

CASE NO.: 51-2010-CA-006625-CAAX-WS CITIMORTGAGE, INC. Plaintiff, vs.

SHAY S. ADELMAN, et al Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of foreclosure dated September 23, 2019, and entered in Case No. 51-2010-CA-006625-CAAX-WS of the Circuit Court of the SIXTH Judicial Circuit in and for PASCO COUNTY, Florida, wherein CI-TIMORTGAGE, INC., is Plaintiff, and SHAY S. ADELMAN, et al are Defendants, the clerk, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash, beginning at 11:00 AM www.pasco.realforeclose.com, in accordance with Chapter 45, Florida Statutes, on the 11 day of February, 2020, the following described property as set. forth in said Final Judgment, to wit:

Lot 74, THOUSAND OAKS PHASES 6-9, as per plat thereof, recorded in Plat Book 43, Page 71, of the Public Records of Pasco County, Florida

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk no later than the date that the clerk reports the funds as unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the lis pendens

may claim the surplus. If you are a person with a disability who needs any accommodation to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept,. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days;

call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding

if you are hearing or voice impaired,

transportation services. Dated: December 20, 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/ Tammy Geller Phelan Hallinan Diamond & Jones, PLLC Tammy Geller, Esq., Florida Bar No. 0091619

PH # 66510

Janaury 10, 17, 2020

SECOND INSERTION

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

CIVIL ACTION CASE NO.: 51-2019-CA-003318-ES DIVISION: J4 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

THE UNKNOWN HEIRS. DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JOSEPH M. PEON A/K/A JOSEPH M. PEON JR.,

DECEASED, et al, Defendant(s).

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTH-ER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JOSEPH M. PEON A/K/A JOSEPH M. PEON JR., DECEASED

Last Known Address: Unknown Current Address: Unknown LISA HACKER

Last Known Address: 37420 Lea Ave. Zephyrhills, FL 33541 Current Address: Unknown

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

PARCEL 1: BEGINNING 225 FEET WEST OF THE SOUTHEAST CORNER OF TRACT 37 IN SECTION 15, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLO-NY COMPANY LANDS SUBDI-VISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 55, OF THE PUBLIC RE-CORDS OF PASCO COUNTY FLORIDA; THENCE RUN WEST 75 FEET, THENCE RUN NORTH 150 FEET: THENCE RUN EAST 75 FEET; THENCE RUN SOUTH 150 FEET TO THE POINT OF BEGINNING.

PARCEL ID# 15-26-21-0030.03700.0020 PARCEL 2:

STARTING AT A POINT 150 FEET WEST OF THE SOUTH-EAST CORNER OF TRACT 37, SECTION 15, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, THENCE 75 FEET WEST, THENCE 150 FEET NORTH, THENCE 75 FEET EAST, THENCE 150 FEET SOUTH TO POINT OF BEGIN-NING;

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE SOUTH 15 FEET OF THE NORTH 180 FEET OF THE EAST 225 FEET OF SAID TRACT 37.

NOTICE OF SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

Case #: 51-2017-CA-002097-WS

DIVISION: J3

PNC Bank, National Association

a/k/a Carlos Hernandez: Leonor

Hernandez-Arzola a/k/a Leonor

Hernandez; Unknown Spouse of

Carlos Hernandez Sanchez a/k/a

Carlos Hernandez Jr. a/k/a Carlos

Hernandez; Unknown Spouse of

Leonor Hernandez-Arzola a/k/a

Parties in Possession #1, if living,

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

or Other Claimants; Unknown

Spouse, Heirs, Devisees, Grantees,

Parties in Possession #2, if living,

and all Unknown Parties claiming

by, through, under and against the

are not known to be dead or alive,

above named Defendant(s) who

whether said Unknown Parties

may claim an interest as Spouse

Claimants

20-00061P

Defendant(s).

Heirs, Devisees, Grantees, or Other

NOTICE IS HEREBY GIVEN pursu-

ant to order rescheduling foreclosure

sale or Final Judgment, entered in Civil

Case No. 51-2017-CA-002097-WS of

the Circuit Court of the 6th Judicial Cir-

cuit in and for Pasco County, Florida,

wherein PNC Bank, National Associa-

tion, Plaintiff and Carlos Hernandez San-

chez a/k/a Carlos Hernandez Jr. a/k/a

and all Unknown Parties claiming

Leonor Hernandez; Florida Housing

Finance Corporation; Tampa Postal Federal Credit Union: Unknown

Carlos Hernandez Sanchez

a/k/a Carlos Hernandez Jr.

Plaintiff, -vs.-

PARCEL ID# 15-26-21-0030-03700-0102

AND PARCEL 3: THE SOUTH 15 FEET OF THE

NORTH 180 FEET OF THE WEST 75 FEET OF THE EAST 300 FEET OF TRACT 37, IN SECTION 15, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COM-PANY LANDS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA: SUBJECT TO EASE-MENT FOR THE BENEFIT OF THE PUBLIC FOR INGRESS AND EGRESS OVER AND ACROSS THE SAME; TOGETHER WITH EASEMENT

FOR INGRESS AND EGRESS OVER AND ACROSS THE WEST 650 FEET OF THE SOUTH 30 FEET OF THE NORTH 180 FEET OF SAID TRACT 37. PARCEL ID#

15-26-21-0030-03700-0021 A/K/A 37420 LEA AVE, ZEPHYRHILLS FL 33541

has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before 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. On or before Feb 10, 2020.

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

\*\*See the Americans with Disabilities

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

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

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

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

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

transportation services.

WITNESS my hand and the seal of this court on this 2nd day of January, 2020.

> Clerk of the Circuit Court By: Kelly Symons Deputy Clerk

Albertelli Law P.O. Box 23028 Tampa, FL 33623 cr - 19-019686

SECOND INSERTION

20-00078P January 10, 17, 2020

Carlos Hernandez are defendant(s), I,

Clerk of Court, Nikki Alvarez-Sowles,

Esq., will sell to the highest and best bidder for cash IN AN ONLINE

SALE ACCESSED THROUGH THE

CLERK'S WEBSITE AT WWW.PASCO.

REALFORECLOSE.COM, AT 11:00

A.M. on January 23, 2020, the following

described property as set forth in said Fi-

LOT 895, REGENCY PARK UNIT

FOUR, ACCORDING TO THE

MAP OR PLAT THEREOF, AS

RECORDED IN PLAT BOOK

12, PAGE(S) 14 AND 15, OF THE

PUBLIC RECORDS OF PASCO

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 NO LATER THAN THE

DATE THAT THE CLERK REPORTS

who needs any accommodation in order

to participate in this proceeding, you are entitled, at no cost to you, to the

provision of certain assistance. Please

contact the ADA Coordinator;14250

49th Street North, Clearwater, Florida

33762 (727) 453-7163 at least 7 days

before your scheduled court appear-

ance, or immediately upon receiving

this notification of the time before the

scheduled appearance is less than 7

days. If you are hearing or voice im-

paired, call 711.

Submitted By:

If you are a person with a disability

THE FUNDS AS UNCLAIMED.

nal Judgment, to-wit:

COUNTY, FLORIDA

#### SECOND INSERTION

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

CASE NO. 51-2019-CA-003462ES/J1 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs.

TARA L WOOMER AND TODD K. WOOMER. et. al. Defendant(s),

TO: TODD K. WOOMER 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 fore-

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

LOT 138, BLOCK 23, OF LEX-INGTON OAKS VILLAGES 23 AND 24, ACCORDING TO THE PLAT THEREOF AS RECORD-ED IN PLAT BOOK 45, PAGES 72 THROUGH 79, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before Feb 10, 2020/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before ser-

vice 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, vou are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and the seal of this Court at Pasco County, Florida, this

7th day of January, 2020. CLERK OF THE CIRCUIT COURT BY: Kelly Jeanne Symons DEPUTY CLERK ROBERTSON, ANSCHUTZ,

AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-283956 - JaR January 10, 17, 2020 20-00113P

#### SECOND INSERTION

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

CASE NO.: 2019-CA-002138 MID AMERICA MORTGAGE, INC., Plaintiff, v. JONATHAN PEREZ-JONES; et al.,

Defendants.

NOTICE is hereby given that Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court of Pasco County, Florida, will on February 11, 2020, at 11:00 a.m. EST, via the online auction site at www. pasco.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 Pasco County, Florida, to wit:

Lot 17, Block 51, SEVEN OAKS PARCEL S-4A/S-4B/S-5B, according to the map or plat thereof as recorded in Plat Book 51, pages 100 through 114, Public Records of Pasco County, Florida. Property Address:

3439 Hickory Hammock Loop, Wesley Chapel, FL 33544 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 before the clerk reports the surplus as unclaimed.

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 attornev.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727-847-8110 (voice) in New Port Richey, 352-521-4274, ext 8110 (voice) in Dade City, or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

SUBMITTED on this 31st day of December, 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 January 10, 17, 2020 20-00069P

#### SECOND INSERTION

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

CASE NO .: 51-2019-CA-000491-WS DIVISION: J2/J6 U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST LINDA F. NASIOS, DECEASED, et al,

Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated December 20, 2019 and entered in Case No. 51-2019-CA-000491-

WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Linda F. Nasios, deceased Elena Nasios, John Nasios, Pasco County, Clerk of the Circuit Court, Phaedra Simmons, Regency Park Civic Association, Inc., are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pasco. realforeclose.com, Pasco County, Florida at 11:00 am on the February 4, 2020 the following described property as set forth in said Final Judgment of Fore-

FOUR, ACCORDING TO THE

PLAT THEREOF, RECORDED IN PLAT BOOK 18, PAGES 40 AND 41, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. A/K/A 9028 RICHWOOD LN

PORT RICHEY, FL 34668 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:

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

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

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

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

Dated this 03 day of January, 2020. By: /s/ Kaitlin Clark Florida Bar #24232 ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com CT/18-032096 January 10, 17, 2020 20-00097P

LOT 797 OF THE LAKES UNIT

ATTORNEY FOR PLAINTIFF: SHAPIRO, FISHMAN & GACHÉ, LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 17-308513 FC01 NCM 20-00067P January 10, 17, 2020

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## **PUBLIC NOTICES**

# **An American Tradition**

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

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

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

(Adapted from the Public Resource Notice Center)

#### **Types of Public Notices**

There are three standard types:
• Citizen participation notices
inform the public about proposed government action and allow the public time to react to such proposals.

One such example is a public hearing notice.

• Business and commerce notices

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

• Court notices are required of many non-governmental entities that

use public powers or institutions in some way. Examples include notices of home mortgage foreclosures, which can provide a public alert of widespread credit problems, fraud in underwriting and a basis for analyses of housing trends.

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

#### The history of public notices

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

officials and outlying regions.

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

An important premise both in federal

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

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

#### Public notice supports due process

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

Substantive due process refers to the

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

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

Public notices play a vital role in

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

# THE RISKS OF NOTICES ONLY ON THE INTERNET

Although it has been part of American society for a quarter-century as a network for scholars and government agencies, the Internet has been widely used by citizens for about 15 years.

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

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

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

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

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

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

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

# WHY NEWSPAPERS?

#### Newspapers are the primary source

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

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

#### Newspaper tradition

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

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

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

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

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

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

# Newspapers: The best medium for public notices

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

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

Business

Observer

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

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

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

# Notices become historical records

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

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

cessible, archivable notices.

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

# Newspaper notices protect due process

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

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

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

# WHAT'S UP P



READ FLORIDA'S PUBLIC NOTICES
IN THIS NEWSPAPER OR
ONLINE TO FIND OUT.





# IT'S YOUR RIGHT TO KNOW

www.FloridaPublicNotices.com