# PASCO COUNTY LEGAL NOTICES

FIRST INSERTION

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

CASE NO.
2019CA003010CAAXWS
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS
OF THE CWABS, INC., ASSET
BACKED CERTIFICATES, SERIES
2007-1.

Plaintiff, vs.
GREGORY DAVID A/K/A
GREGORY DAVID A/K/A
GREGORY DAVID RIVERA,
GABRIEL DAVID A/K/A GABRIEL
DAVID RIVERA, RUTH DAVID,
PINE RIDGE AT SUGAR CREEK
HOMEOWNERS ASSOCIATION,
INC., UNKNOWN TENANT IN
POSSESSION 1, UNKNOWN
TENANT IN POSSESSION
2, UNKNOWN SPOUSE OF

GABRIEL DAVID, STATE OF FLORIDA, DEPARTMENT OF REVENUE, UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY - INTERNAL REVENUE SERVICE, MILDRED DAVID A/K/A MILDRED DAVID RIVERA A/K/A MILLIE DAVID A/K/A MILLIE DAVID RIVERA, UNKNOWN SPOUSE OF MILDRED DAVID A/K/A MILDRED DAVID RIVERA A/K/A MILLIE DAVID AIK. JA MILLIE DAVID RIVERA HERMAN DAVID A/K/A HERMAN DAVID RIVERA A/K/A GERMAN DAVID A/K/A GERMAN DAVID RIVERA, UNKNOWN SPOUSE OF HERMAN DAVID A/K/A HERMAN DAVID RIVERA A/K/A GERMAN DAVID A/K/A GERMAN DAVID RIVERA, ANY AND ALL UNKNOWN PARTIES CLAIMING  ${\bf BY, THROUGH, UNDER, AND}$ AGAINST GABRIEL DAVID A/K/A GABRIEL DAVID RIVERA, WHETHER SAID UNKNOWN

PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

To: HERMAN DAVID A/K/A HERMAN DAVID RIVERA A/K/A GERMAN DAVID A/K/A GERMAN DAVID RIVERA

1669 W. 8th ST.
BROOKLYN, NY 11223
UNKNOWN SPOUSE OF HERMAN
DAVID A/K/A HERMAN DAVID
RIVERA A/K/A GERMAN DAVID
A/K/A GERMAN DAVID RIVERA
1669 W. 8th ST.

BROOKLYN, NY 11223 HERMAN DAVID A/K/A HERMAN DAVID RIVERA A/K/A GERMAN DAVID A/K/A GERMAN DAVID RI-VERA

VENA 13622 OLD FLORIDA CIR HUDSON, FL 34669 UNKNOWN SPOUSE OF HERMAN DAVID A/K/A HERMAN DAVID RIVERA A/K/A GERMAN DAVID A/K/A GERMAN DAVID RIVERA 13622 OLD FLORIDA CIR HUDSON, FL 34669 MILDRED DAVID A/K/A MILDRED DAVID RIVERA A/K/A MILLIE DA-VID A/K/A MILLIE DAVID RIVERA

13622 OLD FLORIDA CIR HUDSON, FL 34669 UNKNOWN SPOUSE OF MILDRED DAVID A/K/A MILDRED DAVID RI-VERA A/K/A MILLIE DAVID A/K/A MILLIE DAVID RIVERA

13622 OLD FLORIDA CIR HUDSON, FL 34669 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 152, PINE RIDGE AT SUGAR CREEK PHASE 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 53, PAGE 69, OF THE PUBLIC RECORDS OF PASCO COUNTY FLORIDA

PASCO COUNTY, FLORIDA. has been filed against you and you are

required to file 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,, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the abovestyled Court on or before July 6, 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 services.

WITNESS my hand and seal of said Court on the 1st day of June, 2020. CLERK OF THE CIRCUIT COURT

As Clerk of the Court BY: /s/ Kelly Symons Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 6600469 10-01147-2

June 5, 12, 2020

20-00982P

# Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool of government transparency







VS



This is  $\underline{not}$  about "newspapers vs the internet".

# It's newspapers and newspaper websites vs government websites

and newspaper websites have a much larger audience.

Moving notice from newspapers to government websites would reduce the presence of public notices on the internet



Requiring independent, third-party newspapers to ensure that public notices run in accordance with the law helps

prevent government officials from hiding information

they would prefer the public not to see

Since the first U.S.
Congress, public officials have understood that newspapers are the best medium to notify the public about official matters because they contain the essential elements of public notice:



Accessibility

Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



Newspapers
remain the primary vehicle
for public notice in

all 50 states



# **Types Of Public Notices**

# Citizen Participation Notices



Summaries

Tax Rates

Meeting Minutes or

Agency Proposals

Proposed Budgets and



I and and



School District Reports

Zoning, Annexation and

Land Use Changes



**Commercial Notices** 



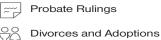




# **Court Notices**









# Stay Informed, It's Your Right to Know.

For legal notice listings go to: **Legals.BusinessObserverFL.com**To publish your legal notice call: **941-906-9386** or **Legal@BusinessObserverFL.com** 



### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that KATHRYN T ALYSON, owner, desiring to engage in business under the fictitious name of KIPPS TRAVEL located at 4890 PENNANT RISING LANE, LAND O LAKES FL 34638 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.

### FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that ANDROM-EDA OVETA HINDES, owner, desiring to engage in business under the fictitious name of RANCHO MAFIA located at 40949 COUNTY ROAD 54, 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. June 5, 2020 20-00991P

### FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of RULU Coffee located at 8833 Mitchell Blvd in the City of New Port Richey, Pasco County, FL 34655 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 2nd day of June, 2020. The Chapel Church, Inc. Joe Torrence

June 5, 2020

NOTICE OF PUBLIC SALE United Pasco Self Storage, U-Stor Ridge, and Zephyrhills will be held on June 24, 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

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

B 42 Nicole Danser B 44 Lysbeth Ortiz B 173 John Schoonmaker B 190 Nancy Phillips B 362 Adam Schmidt B 383 Nathan Marney

Immediately Following at U-Stor (Ridge) 7215 Ridge Rd.

E 52 Pamela Croney

Immediately Following at U-Stor Zephyrhills 36654 SR 54 Zephyrhills, FL 33541

A 37 Kari Surratt A 40 Mary Penfield B 14 Jacklyn Beverlin B 27 Sherry Doty B35George Keenan Jr. C 59 Mariorie Watson E 15 Tiffany Powers

June 5, 12, 2020

## FIRST INSERTION

20-00994P

To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on June 24, 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 0B015 - May, Dawn; 0B030 - Paiva, Eric; OC029 - Soca, Cristian; OC121 - Andres, Heidi; OD040 - King, Steven; 0E058 - Vega, Natasha; 0E168 - Pain Management & Spin Care Alsabbagh, Eyad; 0E172 - Arnn, Amy; 0E225 - Os-

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429 Time: 10:15 AM A0016 - Mestas, Alexander; A0073 -Allberg, Julie; C1027 - Hanshew, Tanisha; C2020 - Adams, mary; D0005 - Hepp, Kathryn; E1158 - morris, kristina; E1178 - Bell, Kimberley; E2227 - Marra, Ella; E2303 - Davis, Lora; E2315 - Carter, Marvin; E2372 - Fer-

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

1107 - CLEVENGER, MELINDA; 1111 - Burzumato, Michael; 1149 - Garcia, Adam; 1186 - Nix, Mary ann; 2002 -Schiller, Margot; 2285 - Alvarez, Amy; 2479 - Edwards, Sierra; 3044 - Baker, James; 3065 - Mcnicholas, James;

# FIRST 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 June 30, 2020, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line June 12, 2020, at 6:00am and ending June 30, 2020, at 12:00pm to satisfy a lien for the follow units. Units contain general household goods.

Name Unit Eddie Douglas  $24 \ \& \ 161$ 139 Mark Meisberger Kalliopi Lempidakis 193

June 5, 12, 2020

# 20-01000P

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



### FIRST INSERTION

ONLY, unless otherwise arranged.

B 248-249 Marjorie Jones R 122 Robert Scharmberg R 129 Robert Breitfeller

Port Richey, FL 34668

F 41 Joseph L. Dovidio

20-00990P

### 3167 - Zullo, Michael; 3310 - Kumor, NOTICE OF PUBLIC SALE

Mark; 3425 - Hall, Brian; 3479 - Bogardus, Kevin; 3550 - hochheiser, Byron; 4069 - Kabia, Alfred; 4207 - Lambert, Keith; 4214 - hampton, chanelle; 4290 - Garza, Shaun P.; 4320 - Mazariegos, Jessica; 4345 - Hunt, Melissa; 4363 -Guerrero, Alexandria; 4688 - Spencer, Jonathan; 4707 - McCready, Andrew; 4715 - Lorentsen, Larry

> PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392 Time: 11:00 AM 1017 - Rich, Ingrid; 1112 - Mason, Charles; 1340 - Stanwood, Kenneth; 1451 - webber, Katharine; 2016 - Carvalho, Michelle

PUBLIC STORAGE # 26595, 2262 US Highway 19, Holiday, FL 34691, (727) 605-0911 Time: 11:15 AM

090 - Moody, Cheyenne; 187 - Purnell, Lawrence; 195 - Williams, Jeremy; 270 Howard, Carol; 287 - Cruz, Jose; 372 - Dingler, Eric; 383B - Duroussau, Eric; 404 - Queen, James; 497 - Illuminati, Dylan; 527 - Horvath, Sherri; 529 - Stephens, Mea; 548 - Cruz, Tatianna; 581 - McDonald, Judith; 592 - Wills, Liegh

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.

20-00999P June 5, 12, 2020

# FIRST 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 June 30, 2020, for Castle Keep Mini Storage at www. StorageTreasures.com bidding to begin on-line June 12, 2020, at 6:00am and ending June 30, 2020, at 12:00pm to satisfy a lien for the follow units. Units contain general household goods.

Name Michael Allen

Unit

June 5, 12, 2020

20-01001P

# FIRST INSERTION

FICTITIOUS NAME NOTICE Notice is hereby given that CHRIS DAVID MCPHIE, owner, desiring to engage in business under the fictitious name of MUTTS & CUTTS MOBILE GROOMING located at 5206 CAROL DR, WESLEY CHAPEL, FL 33543 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.

20-00992P



### FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-20-CP-0667-WS

Section I IN RE: ESTATE OF JACQUELINE CAROL HOFFMAN aka JACQUELINE CAROL

HOFFMAN-RYDER,

Deceased. The administration of the estate of Jacqueline Carol Hoffman aka Jacqueline Carol Hoffman-Ryder, deceased, whose date of death was April 5, 2020, 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 de-mands 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 JUNE 5,

### **Personal Representative:** Harold L. Ryder, Jr.

10354 Smooth Water Drive, #279 Hudson, FL 34667 Attorney for Personal Representative: David C. Gilmore, Esq. 11169 Trinity Blvd. Trinity, FL 346535 dcg@davidgilmorelaw.com karen@davidgilmorelaw.com (727) 849-2296 FBN 323111

June 5, 12, 2020

# FIRST INSERTION

20-00988P

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2020CP559WS Division: J IN RE: ESTATE OF ANTHONY J. CASTRIOTA,

Deceased. The administration of the estate of ANTHONY J. CASTRIOTA, deceased, whose date of death was March 9, 2020. 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 repre-

sentative'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 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: June 5, 2020. Signed on this 14 day of April, 6/2/2020.

THOMAS A. CASTRIOTA Personal Representative 803 Guisando De Avila

Tampa, FL 33613 Wayne R. Coulter Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, PA 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: 727 848-3404 Email: info@delzercoulter.com June 5, 12, 2020 20-00985P

### FIRST INSERTION

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

File No. 51-2020CP745WS IN RE: ESTATE OF BRIAN ALLAN QUINN. aka BRIAN QUINN

Deceased. The administration of the estate of BRIAN ALLAN QUINN, also known as BRIAN QUINN, deceased, whose date of death was April 25, 2020, 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

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 PUBLI-CATION OF THIS NOTICE OR 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 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 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: June 5, 2020.

KIMBERLY ALLRED Personal Representative 5816 Redhawk Drive

New Port Richey, FL 34655 Rebecca C. Bell Attorney for Personal Representative Florida Bar No. 0223440 Delzer, Coulter & Bell, PA 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: 727 848-3404 Email: rebecca@delzercoulter.com June 5, 12, 2020

# FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2020CP733WS IN RE: ESTATE OF GEORGE F. BROWN, JR., aka GEORGE BROWN

Deceased. The administration of the estate of GEORGE F. BROWN, JR., also known as GEORGE BROWN, deceased, whose date of death was April 14, 2020, 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

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 WITH-IN 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: June 5, 2020.

Signed on this 13 day of May, 2020. DONALD F. BROWN Personal Representative 5664 Thorndyke Court Centreville, VA 20120 Wayne R. Coulter

Attorney for Personal Representative Florida Bar No. 114585 Delzer, Coulter & Bell, PA 7920 U.S. Highway 19 Port Richey, FL 34668 Telephone: 727 848-3404 Email: info@delzercoulter.com 20-00986P June 5, 12, 2020

## FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2020CP766ES

## IN RE: ESTATE OF RICHARD A. LAFOE,

Deceased.

The administration of the estate of RICHARD A. LAFOE, deceased, whose date of death was December 16, 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 folih 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 BARRED.

The date of first publication of this notice is: June 5, 2020.

Signed on this 11th day of May, 2020. SYDNEY BOVEE Personal Representative

906 Battleflag Court Kings Mountain, NC 28086 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

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

File No. 20-000669-ES

IN RE: ESTATE OF

MARK E. BOWEN,

Deceased.

The administration of the estate of

MARK E. BOWEN, deceased, whose date of death was March 14, 2020, is

pending in the Circuit Court for Pasco

County, Florida, Probate Division, the address of which is 7530 Little Rd., New

Port Richey, FL 34654. The names and

addresses of the personal representative

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate, on whom

a copy of this notice is required to be served, must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF

THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY

and other persons having claims or de-

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

ALL CLAIMS NOT FILED WITHIN

THE TIME PERIODS SET FORTH

IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

NOTWITHSTANDING THE TIME

PERIOD SET FORTH ABOVE, ANY

CLAIM FILED TWO (2) YEARS OR

MORE AFTER THE DECEDENT'S

The date of first publication of this

Personal Representative: Mark C. Bowen

6867 40th Lane N.

Pinellas Park, FL 33781

Attorney for Personal Representative:

RALEIGH W. GREENE, IV, ESQ.

FBN: 93584 / SPN 03180722

MEGAN M. GREENE, ESQ.

RALEIGH W. GREENE

401 Fourth Street North

St. Petersburg, FL 33701

FBN 168295 / SPN 182893

Telephone: (727) 821-2900

bgreene@greenelegalfirm.com

mgreene@greenelegalfirm.com

eservice@greenelegal firm.comAttorney for Personal Representative

20-00998P

Facsimile: (727) 822-7686

June 5, 12, 2020

FBN 102739

DATE OF DEATH IS BARRED.

notice is June 5, 2020.

BARRED.

All other creditors of the decedent

OF THIS NOTICE ON THEM.

and the personal representative's attor-

ney are set forth below.

20-00996P

June 5, 12, 2020

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 20-CP-525-ES

### IN RE: ESTATE OF PAUL G. STAUBS Deceased.

The administration of the estate of Paul G. Staubs, deceased. whose date of death was June 24, 2019; is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 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 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 DECEDENTS DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 5, 2020.

# Personal Representative:

Gregory Staubs Attorney for Personal Representative: Kelly M. Albanese Florida Bar No. 0084280 Westchase Law, P.A. 12029 Whitmarsh Lane Tampa, FL 33626 Telephone: (813) 490-5211 Facsimile: (813) 463-0187 20-00989P June 5, 12, 2020

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

2017-CA-001835-CAA-XWS LORETTA LOESER, Plaintiff, v. ALAA ALABIDI,

Defendant. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on February 28, 2020, and the Order rescheduling sale entered on May 6, 2020, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, shall sell the property situated in Pasco

County, Florida, described as: LOT 100, VIRGINIA CITY, UNIT ONE, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 10, PAGE 139, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TO-GETHER WITH A MOBILE HOME LOCATED THEREON ID#01611875H.

DER DRIVE, NEW PORT RICHEY, FLORIDA 34653 At public sale, to the highest bidder, for cash, online at http://www.pasco. realforeclose.com, on June 23, 2020 be-

Property Address: 4133 BOUL-

ginning 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

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

ance is less than seven days. Dated: May 8, 2020.

if the time before the scheduled appear-

Law Office of Elizabeth J. Coviello Attorney for Plaintiff 6400 Madison Street New Port Richey, FL 34652Tel: (727) 777-3330 Fax: (727) 376-7337 Email:

covielaw@gmail.com covielaw2@gmail.com Florida Bar No. 116549

20-00984P

June 5, 12, 2020

FIRST INSERTION

IN AND FOR PASCO COUNTY, FLORIDA CASE NO.:

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT

2018-CA-001683 ELATIOR, LLC, Plaintiff, VS. ALL UNKNOWN HEIRS, DEVISEES, LEGATEES, BENEFICIARIES, GRANTEES OR OTHER PERSONS OR ENTITIES CLAIMING BY OR THROUGH THE ESTATE OF KATHRYN M. BASSETT, DECEASED, Defendant(s).

NOTICE is hereby given that Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court of Pasco County, Florida, will on July 7, 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 15, of SUNCOAST TER-RACE SUBDIVISION, according to the Plat thereof, as recorded in Plat Book 6, Page 106, of the Public Records of Pasco County, Florida.

Property Address: 9310 Suncoast Terrace, Hudson, FL 34667 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 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 Richev, 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 29th day of May, 2020. TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff June 5, 12, 2020 20-00983P

### FIRST INSERTION

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

CASE NO.: 2019-CC-002262 WILLOW BEND/PASCO HOMEOWNERS ASSOCIATION, INC., Plaintiff, VS. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS BY, THROUGH, UNDER OR AGAINST WILLIAM L. GREENE, DECEASED, et al., Defendant(s).

NOTICE IS GIVEN that, in accordance with the Final Summary Judgment of Foreclosure, entered April 22, 2020, in the above styled cause, in the County Court of Pasco County Florida, the Clerk of Court will sell to the highest and best bidder the following described property in accordance with Section 45.031 of the Florida Statutes:

Lot 3, Block 4, of WILLOW BEND UNIT A-1, according to the plat thereof, as recorded in Plat Book 28, Pages 97 through 99, of the Public Records of Pasco County, Florida.

for cash in an Online Sale at www. pasco.realforeclose.com beginning at 11:00 AM on June 24, 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.

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 28th day of May, 2020.

/s/ Jacob Bair Jacob Bair, Esq. Florida Bar: No. 0071437 Primary Email: jbair@blawgroup.com Secondary Email: Service@BLawGroup.com

Business Law Group, P.A. 301 W. Platt St. #375 Tampa, FL 33606 Phone: (813) 379-3804 Attorney for: PLAINTIFF June 5, 12, 2020

20-00981P

# FIRST INSERTION

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

CASE NO.: 2018CA000319 DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR3. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR3, Plaintiff, VS.

BLACK POINT ASSETS INC., AS TRUSTEE OF THE 3715 MARBURY COURT LAND; STAR POINTE CAP-ITAL, LLC AS TRUSTEE OF THE 3715 MC LAND TRUST; et al

**Defendant(s).**NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on March 11, 2020 in Civil Case No. 2018CA000319, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR3, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR3 is the Plaintiff, and BLACK POINT ASSETS INC., AS TRUSTEE OF THE 3715 MARBURY COURT LAND; STAR POINTE CAPI-TAL, LLC AS TRUSTEE OF THE 3715 MC LAND TRUST: CARINA WELLS: FORD MOTOR CREDIT COMPANY LLC F/K/A FORD MOTOR CREDIT COMPANY; OAKSTEAD HOME-OWNER'S ASSOCIATION, INC.; TRAVIS D. WELLS; ANY AND ALL LINKNOWN PARTIES CLAIMING BY THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PAR-TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM-

The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco. realforeclose.com on July 13, 2020 at

ANTS are Defendants.

11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 4, OAKSTEAD PARCEL 2, ACCORDING TO MAP OR PLAT THEREOF AS RECORD-ED IN PLAT BOOK 46, PAGE 52 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORI-

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 28 day of May, 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: Digitally signed by Jennifer Travieso Date: 2020-05-27 16:09:23 FBN: 0641065 Primary E-Mail:  $\dot{Service Mail@aldridgepite.com}$ 1221-1391B

20-00980P

June 5, 12, 2020

### FIRST INSERTION

PASCO COUNTY

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA

PROBATE DIVISION File No. 512020CP000596CPAXES IN RE: ESTATE OF GERALD SCOTT LENTZ a/k/a GERALD S. LENTZ, 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 GER-ALD SCOTT LENTZ a/k/a GERALD S. LENTZ, deceased, File Number 512020CP000596CPAXES: by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City. FL 33523; that the decedent's date of death was February 14, 2020; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Creditors: NONE Beneficiaries: Address LORI LENTZ f/k/a LORI LEE BOGER 7845 Quail Hollow Blvd. Wesley Chapel, FL 33544 TODD WESLEY LENTZ 3321 Foxwood Blvd. Wesley Chapel, FL 33543 VICKI ANNE JAKUSOVAS

1575 Knottinghill Ct.

Oviedo FL 32765 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 APPLI-CABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is June 5, 2020.

**Person Giving Notice:** TODD WESLEY LENTZ 3321 Foxwood Blvd

Wesley Chapel, FL 33543 ROBERT D. HINES Florida Bar No. 0413550 MICHELE L. CLINE Florida Bar No. 84087 Attorneys for Petitioners Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: (813) 251-8659 Email: rhines@hnh-law.com Secondary Email: mcline@hnh-law.com June 5, 12, 2020

20-00997P

### FIRST INSERTION

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

CASE NO .: 2018-CA-000010 ANTHIUM, LLC, Plaintiff, VS. ALL UNKNOWN HEIRS, DEVISEES, LEGATEES, BENEFICIARIES, GRANTEES OR OTHER PERSONS OR ENTITIES CLAIMING BY OR THROUGH THE ESTATE OF JANE A. ISON, F/K/A JANE A. SCHENK, DEACEASED,

Defendants.

TO: Unknown Personal Representative of the Estate of Jane A. Ison f/k/a Jane A. Schenk Last known address 17625 Drayton Rd, Springhill, FL 34610 Jonpaul Capt Dotterer

a/k/a Jonpaul Cap Dotterer Last known address: 24660 Harrison Street, Harrison Township, MI 48045 YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the following described property in Pasco County, Florida: Tract 160 of the unrecorded plat

of LEISURES HILLS SUBDIVI-SION being further described as follows: The South 112 of the Southwest 114 of the Northeast 1/4 of the Southwest 114 of the Northwest 114 of Section Township 24 South, Range 18 East, Pasco County, Florida, LESS the Eastern 25.0 feet thereof for roadway purposes . Together with a 1976 Mobile Home, Model FAOR, Body Type JS, Identification # 641258S 1383

has been filed against you and you are required to serve a copy of your written defenses, if any, on Kathryn I. Kasper, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430 , Winter Park, FL 32789, on or before thirty (30) days from the date of July 6, 2020 first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint.

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., 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 appear

ance is less than seven days.
IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Pasco County, Florida, this 2nd day of June, 2020.

Nikki Alvarez-Sowles, Esq. as Clerk of the Circuit Court of Pasco County, Florida By: Kelly Jeanne Symons DEPUTY CLERK 20-00995P

June 5, 12, 2020

# FIRST INSERTION

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

CASE NO.: 2017-CA-000609-WS WELLS FARGO BANK, N.A., Plaintiff, vs.

NASR W. RIAD AKA NASR RIAD,

Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated February 21, 2020, and entered in Case No. 2017-CA-000609-WS of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which Wells Fargo Bank, N.A., is the Plaintiff and Nasr Riad aka Nasr W. Riad, Silvia Riad, Highlands of Pasco County Homeowners Association, Inc., United States of America Acting through Secretary of Housing and Urban Development, Unknown Party #1 n/k/a Mark Riad, Villas at Highlands Homeowners 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 June

of Foreclosure: LOT 39-VI, HIGHLANDS PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RE-CORDED IN PLAT BOOK 51. PAGES 8 THROUGH 13 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. A/K/A 14558 BEAULY CIRCLE,

**HOW TO** 

23, 2020 the following described prop-

erty as set forth in said Final Judgment

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 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 Richev, 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 26 day of May, 2020. By: /s/ Nathan Gryglewicz Florida Bar No.: 762121 ALBERTELLI LAW P. O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com

BT-17-002631 20-00979P June 5, 12, 2020



CALL 941-906-9386

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

# **SUBSEQUENT INSERTIONS**

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000268TDAXXX NOTICE IS HEREBY GIVEN. That 5T WEALTH PARTNERS LP, 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 #: 1405432 Year of Issuance: 06/01/2015 Description of Property:

19-24-17-0020-00000-0010 LA BEE MOBILE HOME PARK UNREC PLAT LOT 1 FUR-THER DESC AS EAST 100 FT OF NORTH 80 FT OF SOUTH 1056 FT OF E1/2 OF SW1/4 OF NW1/4 OF SEC OR 4161 PG 1866

Name(s) in which assessed: EST OF LOIS L JAMISON 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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

By: Susannah Hennessy Deputy Clerk May 15, 22, 20; Jun. 5, 2020

20-00876P

## FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000276TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1307661

Year of Issuance: 06/01/2014 Description of Property: 01-25-16-0100-00000-1940

PARKWOOD ACRES UNIT 2 UNREC PLAT TR 194 DESC AS COM NE COR OF SE1/4 SEC TH ALG N LN OF SE1/4 N89DG 02' 55"W 425 FT TH S00DG 51' 07"W 1125 FT FOR POB TH SOODG 51' 07"W 100 FT TH N89DG 02' 55"W 175 FT TH NOODG 51' 07"E 100 FT TH S89DG 02' 55"E 175 FT TO POB OR 1329 PG 474 Name(s) in which assessed:

RAYMOND DORNFRIED 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 June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00883P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000280TDAXXX

NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1502148 Year of Issuance: 06/01/2016 Description of Property:

14-26-21-0100-09500-0010 ZEPHYRHILLS COLONY COMPANY LANDS PB 1 PG 55 TRACT 95 LESS RAILROAD RIGHT OF WAY IN SECTION 14 OF 6958 PG 1221

Name(s) in which assessed: MAURICE RONALD HUMPHRIES SR

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 June 18, 2020 at 10:00 am. April 28, 2020 Office of Nikki Alvarez-Sowles, Esq.

Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

May 15, 22, 20; Jun. 5, 2020 20-00887P

# FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000283TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1502997 Year of Issuance: 06/01/2016

Description of Property: 09-26-20-0020-00000-1660 WILLIAMS ACRES UNIT 2 UNREC PLAT TRACT 166 DESC AS BEGIN AT THE SE COR OF THE SE1/4 OF THE SW1/4 OF THE SW1/4 OF SEC-TION 9 TH S89DG 41' 14"W 1868.77 FT FOR POB TH CONT S89DG 41' 14"W 150 FT TH NORTH 542.37 FT TH EAST 150.00 FT TH SOUTH 541.55 FT TO POB LESS RD R/W OR

3072 PG 156 Name(s) in which assessed: ESTATE OF JOSEPH H HILL

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 June 18, 2020 at 10:00 am.

April 28, 2020

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

Deputy Clerk May 15, 22, 20; Jun. 5, 2020

20-00889P

# SECOND INSERTION

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

20-CC-760-ES TIMBER LAKE ESTATES, INC., a Florida not-for-profit corporation, UNKNOWN OCCUPANTS IN

Defendants. TO: KERRIE KATZ and ANY UN-KNOWN OCCUPANTS IN POSSES-

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 ES-TATES, INC., herein in the following described property: Unit No. 137, 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 apTogether with the 1987 Fleetwood 24'x40' Serial LFLBF2AH023208958 LFLBF2BH023208958; for with the titles shall be retired/cancelled. The mobile home is permanently affixed to the land. With the following street address: 3114 Hidden Lake Drive, Wesley Chapel, Florida, 33543 s been filed agai

required to serve a copy of your written defenses, if any, on Daniel J. Green berg, 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 in the Business Observer June 29, 2020, 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

WITNESS my hand and the seal of this Court on 26th day of May, 2020. Nikki Alvarez-Sowles, Esquire

Clerk and Comptroller By: Kelly Jeanne Symons Deputy Clerk Cianfrone, Nikoloff,

Grant & Greenberg, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100

May 29; June 5, 2020

# OFFICIAL COURTHOUSE WEBSITES:

 $\textbf{MANATEE COUNTY:} \ manateeclerk.com \ | \ \textbf{SARASOTA COUNTY:} \ sarasotaclerk.com$ CHARLOTTE COUNTY: charlotte.realforeclose.com | LEE COUNTY: leeclerk.org COLLIER COUNTY: collierclerk.com | HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org POLK COUNTY: polkcountyclerk.net | ORANGE COUNTY: myorangeclerk.com

Check out your notices on:
www.floridapublicnotices.com Busine



### SECOND INSERTION

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

19-CC-5176-WS FORESTWOOD ASSOCIATION, INC., Plaintiff, vs. SHERI A. MATTINGLEY, AND

UNKNOWN TENANTS, Defendants. Notice is hereby given that pursuant to

Paragraph 5 of the 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. 19-CC-5176-WS, the Clerk of the Court, Pasco County, shall sell the property situated in said county,

described as: LOT 55, FORESTWOOD UNIT 9, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGE(S) 73 AND 74 OF THE PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA. PARCEL IDENTI-FICATION NUMBER 11-25-16-

002I-00000-0550 at public sale, to the highest and best bidder for cash at 11:00 a.m. on June 23, 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

RE-NOTICE OF

FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT, IN AND

FOR PASCO COUNTY,

FLORIDA

CASE NO.

51-2016-CA-002600-CAAX-WS STONEGATE MORTGAGE

Plaintiff, vs. GEORGE H. MCCOY; JENNIFER

NOTICE IS HEREBY GIVEN pursuant

to a Final Judgment of Foreclosure dat-

ed March 17, 2017, and entered in Case

of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Flor-

ida. STONEGATE MORTGAGE COR-

PORATION (hereafter "Plaintiff"), is Plaintiff and GEORGE H. MCCOY;

JENNIFER D. MCCOY A/K/A JEN-

NIFER MCCOY; UNKNOWN TEN-

ANT IN POSSESSION OF SUBJECT

PROPERTY, 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

23rd day of JUNE, 2020, the following

described property as set forth in said

LOT 37 AND THE WEST 1/2 OF

LOT 38, 4-LAKES ESTATES, A SUBDIVISION ACCORD-

ING TO THE PLAT THEREOF

RECORDED AT PLAT BOOK

5, PAGE 162, IN THE PUBLIC

RECORDS OF PASCO COUN-

NOTICE OF ADMINISTRATION

(testate)

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

File No. 2020-CP-0403

Division Probate

IN RE: ESTATE OF

LUCILLE F. GOODSON

Deceased.

The administration of the estate of

LUCILLE F. GOODSON, deceased, is

pending in the Circuit Court for PASCO County, Florida, Probate Division, the

address of which is 38053 Live Oak

Avenue, Dade City Florida 33523. The

file number for the estate is 2020-CP-

 $0403. \, \text{The}$  estate is testate and the dates

of the decedent's will and any codicils

The names and addresses of the

personal representative and the personal representative's attorney are set

forth below. The fiduciary lawyer-client

privilege in Section 90.5021, Florida Statutes, applies with respect to the

personal representative and any attor-

ney employed by the personal repre-

copy of the notice of administration is

served must file with the court, on or

before the date that is 3 months after

the date of service of a copy of the No-

tice of Administration on that person,

any objection that challenges the valid-

ity of the will or any codicils, venue, or

jurisdiction of the court. The 3 month

time period may only be extended for

estoppel based upon a misstatement by

the personal representative regarding

the time period within which an objec-

tion must be filed. The time period may

not be extended for any other reason,

including affirmative representation,

failure to disclose information, or mis-

conduct by the personal representative

or any other person. Unless sooner

barred by section 733.212(3), Florida

Any interested person on whom a

are 17 December, 2018.

sentative.

Final Judgment, to wit:

51-2016-CA-002600-CAAX-WS,

D. MCCOY A/K/A JENNIFER

CORPORATION,

MCCOY, ET AL.

**Defendants** 

file a claim within 60 days after the sale. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Department, Pasco County Government Center, 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 notification if the time before the scheduled appearance is less than seven days.

Dated this 21st day of May, 2020. RABIN PARKER GURLEY, P.A. 28059 U.S. Highway 19 North, Suite 301 Clearwater, Florida 33761 Telephone: (727)475-5535 Facsimile: (727)723-1131 For Electronic Service: Pleadings@RabinParker.com Counsel for Plaintiff By: /s/ William W. Huffman Monique E. Parker, Florida Bar No. 0669210 Bennett L. Rabin. Florida Bar No. 0394580 Adam C. Gurley, Florida Bar No. 0112519 William W. Huffman, Florida Bar No. 0031084

10400-014 May 29; June 5, 2020 20-00954P

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

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 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-

VAN NESS LAW FIRM, PLC

1239 E. Newport Center Drive,

Deerfield Beach, Florida 33442

Email: IJagendorf @vanlawfl.com FN8876-16SM/dr

Statutes, all objections to the validity of

a will or any codicils, venue or the ju-

empt property under section 732.402,

Florida Statutes, will be deemed to have waived their rights to claim that proper-

ty as exempt property unless a petition

for determination of exempt property is

filed by such persons or on their behalf

on or before the later of the date that is

4 months after the date of service of a

copy of the notice of administration on

such persons or the date that is 40 days

after the date of termination of any pro-

ceedings involving the construction, ad-

mission to probate, or validity of the will

or involving any other matter affecting

must be filed on or before the earlier of

the date that is 6 months after the date of

service of a copy of the notice of adminis-

tration on the surviving spouse, an agent

under chapter 709, Florida Statutes, or a

guardian of the property of the surviving

spouse: or the date that is 2 years after

Personal Representative:

Carolyn Gray 2836 Banyan Hill Lane

Land O Lakes, Florida 34639

Attorney for Personal Representative:

E-Mail: bduroiaive@duroiaivelaw.com

20-00975P

the date of the decedent's death.

Florida Bar Number: 0101734

Land O' Lakes, Florida 34639

Telephone: (813) 996-1895

attorney@durojaiyelaw.com

May 29; Jun. 5, 2020

Fax: (813) 996-4871

Secondary E-Mail:

3632 Land 0 Lakes BLVD

Babatola Durojaiye

An election to take an elective share

any part of the exempt property.

20-00956P

tion services.

Ph: (954) 571-2031 PRIMARY EMAIL:

/s/ Ian D. Jagendorf

Ian D. Jagendorf, Esq.

Florida Bar #: 33487

May 29; June 5, 2020

the notice of administration.

Pleadings@vanlawfl.com

Suite 110

SECOND INSERTION

clerk reports the surplus as unclaimed.

TY, FLORIDA.

SECOND INSERTION

### SECOND INSERTION

NOTICE OF ACTION FOR ADOPTION OF MINOR CHILD BY A RELATIVE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY, FLORIDA Case No: 2019-DR-002644 IN THE MATTER OF THE ADOPTION OF SOPHIA MARIE DAVIS

Minor Child. TO: JOHN DENNIS SCOTT 31026 Harper Branch Place Wesley Chapel, FL 33543

DOB: 4/02/2010

(last known address)
YOU ARE NOTIFIED that a Petition for Adoption of a Minor Child by a Relative has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Jason Zandecki of Zandecki Law Firm, P.A., PO Box 1134, Palm Harbor, FL 34682, (Attorney for Petitioner Catrina Davis), and file the original with the Clerk of Courts, 7530 Little Road, New Port Richey, FL 34654, before service on the Petitioner or immediately after. If you fail to do so, a default may be entered against you for the relief demanded in this petition.

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 Notice of Current Address, Florida Supreme

Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record

at the clerk's office.
UNDER SECTION 63.089, FLOR-IDA STATUES, FAILURE TO FILE A WRITTEN RESPONSE TO THIS NOTICE CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENTAL RIGHTS YOU MAY HAVE REGARDING THE MI-NOR CHILD.

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: 5-22-2020 CLERK OF THE CIRCUIT COURT By: /s/ Cynthia Ferdon-Gaede Deputy Clerk

May 29; June 5, 12, 19, 2020

### SECOND INSERTION

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

CASE NO. 2019 CA 01388 ES/ J1 UNITED STATES OF AMERICA, acting through the United States Department of Agriculture, Rural Development, f/k/a Farmers Home Administration, a/k/a Rural Housing Service, Plaintiff, vs.

LINDA K. KRIEDEL, lineal descendant of ALLAN L. LANDERS A/K/A ALLEN L. LANDERS A/K/A ALAN LANDERS, Deceased; et. al., Defendants.

NOTICE IS HEREBY GIVEN that pursuant to an Order Rescheduling Fore-closure Sale entered on April 3, 2020, by the above entitled Court in the above styled cause, the Clerk of Court or any of her duly authorized deputies, will sell the property situated in Pasco County, Florida, described as:

The East 60 feet of Lots 15, 16, 17 and 18, and the East 60 feet of the N 1/2 of Lot 14, Block 42, City of Zephyrhills (formerly Town of Zephyrhills), as per plat thereof recorded in Plat Book 1, Page 54, Public Records of Pasco

County, Florida. in an online sale to the highest and best bidder for cash on July 7, 2020, beginning at 11:00 a.m., at www.pasco. realforeclose.com, subject to all ad valorem taxes and assessments for the real property described above.

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

CASE NO.

MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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 on May 22, 2020. BY: /s/ Seth B. Claytor FREDERICK J. MURPHY, JR. FLORIDA BAR NO.: 0709913 E-MAIL: FJM@BOSDUN.COM SETH B. CLAYTOR

POST OFFICE DRAWER 30 BARTOW, FL 33831-0030 TELEPHONE: (863)533-7117 FACSIMILE: (863)533-7412 ATTORNEYS FOR PLAINTIFF

IMPORTANT AMERICANS WITH DISABILI-

FLORIDA BAR NO.: 084086 E-MAIL: SETH@BOSDUN.COM BOSWELL & DUNLAP, LLP 245 SOUTH CENTRAL AVENUE (33830)

20-00953P May 29; June 5, 2020

### SECOND INSERTION

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

File No. 2020-CP-000654 IN RE: ESTATE OF DONALD G. MCHATTON Deceased.

The administration of the estate of Donald G. McHatton, deceased, whose date of death was February 21, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of the Court, 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

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 PUBLI-CATION OF THIS NOTICE OR 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 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 FORTH TIME PERIODS SET 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 May 29, 2020.

> Personal Representative: Heather E. Hughes 98 Bridgets Path

Centerville, Massachusetts 02632 Attorney for Personal Representative: Denise A. Welter, Esquire Florida Bar Number: 585769 Denise A. Welter, P.A. 2521 Windguard Circle Wesley Chapel, FL 33544 Telephone: (813) 929-7300 E-Mail: daw@jowanna.com Secondary E-Mail: welterlawinfo@gmail.com 20-00960P May 29; June 5, 2020

SECOND INSERTION

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

File No. 51-2020-CP-000680-WS IN RE: ESTATE OF EDWARD J. WATERSTRADT Deceased.

The administration of the estate of EDWARD J. WATERSTRADT, deceased, whose date of death was April 24, 2020, is pending in the Circuit Court for PASCO 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

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 PUBLI-CATION OF THIS NOTICE OR 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 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 TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENTS DATE OF DEATH IS BARRED.

The date of first publication of this notice is May 29, 2020.

Personal Representative: RHONDA J. WATERSTRADT 10015 Trinity Blvd., Suite 101

Trinity, FL 34655 Attorney for Personal Representative: DAVID J. WOLLINKA Attorney Florida Bar Number: 608483 WOLLINKA, WOLLINKA & DODDRIDGE, PL 10015 Trinity Blvd., Trinity, FL 34655 Telephone: (727) 937-4177 Fax: 727 478-7007 E-Mail: pleadings@wollinka.com

FOURTH INSERTION Notice of Application for Tax Deed

2019XX000319TDAXXX NOTICE IS HEREBY GIVEN. That IL IRA INVESTMENTS 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 #: 1405580 Year of Issuance: 06/01/2015 Description of Property: 32-24-17-0020-00000-0180 COLONY VILLAGE UNIT 1 PB

PG 781 Name(s) in which assessed: WILLIAM R BAHR

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

9 PGS 137-138 LOT 18 OR 1242

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 June 18, 2020 at 10:00 am. April 28, 2020

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk May 15, 22, 20; Jun. 5, 2020

20-00895P

## FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000286TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1504456 Year of Issuance: 06/01/2016 Description of Property: 19-24-18-0000-00100-0250 SE 1/4 OF NE 1/4 OF NW 1/4 OF NW 1/4 LESS S 10 FT FOR

Name(s) in which assessed: VICTOR B & LESLIE L CULPEP-PER ET AL

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 June 18, 2020 at 10:00 am.

April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00891P

# SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2020-CP-0403 **Division Probate** IN RE: ESTATE OF LUCILLE F. GOODSON Deceased.

The administration of the estate of LU-CILLE F. GOODSON, deceased, whose date of death was December 1, 2019, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 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 the 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 May 29, 2020. Personal Representative:

Carolyn Gray 2836 Banyan Hill Lane Land O Lakes, Florida 34639

Attorney for Personal Representative: Babatola Durojaiye Attorney Florida Bar Number: 0101734 3632 Land 0 Lakes BLVD

Land O' Lakes, Florida 34639 Telephone: (813) 996-1895 Fax: (813) 996-4871 E-Mail: bdurojaiye@durojaiyelaw.com Secondary E-Mail:

20-00976P

attorney@durojaiyelaw.com May 29; Jun. 5, 2020

20-00978P

# SECOND INSERTION

risdiction of the court must be filed no NOTICE OF ACTION later than the earlier of the entry of an order of final discharge of the personal IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT representative or 1 year after service of IN AND FOR PASCO COUNTY. Persons who may be entitled to ex-FLORIDA

> 2020-CA-000425-WS MIDFLORIDA CREDIT UNION, Plaintiff, v. PHILLIP TRIBOLETTI; STEPHANIE TRIBOLETTI F/K/A STEPHANIE ANNE AUGHE; TENANT #1; TENANT #2;AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE. WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,

Defendants. TO: STEPHANIE TRIBOLETTI F/K/A STEPHANIE ANNE AUGHE ANY AND ALL UNKNOWN PAR-TIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Pasco County, Florida: Lot 9, WOODRIDGE NORTH, a subdivision according to the plat thereof recorded in Plat Book 33. Pages 92 through 95, inclusive, of the Public Records of Pasco County, Florida

Property Address: 7449 Mengi Cir, New Port Richey, FL 34653 has been filed against you in the Circuit Court of the Sixth Judicial Circuit, Pasco County, Florida, and you are required to serve a copy of your written defenses to the Complaint, if any, to Gregory A. Sanoba, Esq., 422 South Florida Avenue, Lakeland, Florida 33801, on or before June 29, 2020, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to vou. to the provision of certain assistance. Please contact the Public Information Department, Pasco County Government Center, 7530 Little Road, New Port Richey, Florida 34654; Phone: 727/847-8110 (voice) in New Port Richey; 352/521-4274, extension 8110 (voice) in Dade City or 711 for the hearing impaired. Contact should be initiated at least seven (7) days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days. 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.

DATE: May 21, 2020

May 29; June 5, 2020

Nikki Alvarez-Sowles, Esq. Clerk of the Court By: Kelly Jeanne Symons Secondary E-Mail: Deputy Clerk jamie@wollinka.com 20-00955P May 29; Jun. 5, 2020

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000285TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1503458 Year of Issuance: 06/01/2016 Description of Property:

02-26-19-0020-0001-1750 ANGUS VALLEY UNIT 3 UN-REC PLAT LOT 1175 DESC AS: COM AT SW COR OF SEC TH EAST ALG S BDY OF SEC 995.04 FT TH N00DG 30' 00"E 3433.27 FT TH EAST 330 FT FOR POB TH EAST 190.53 FT TH S10DG 49' 39"W 65.50 FT TH S23 DG 00' 39"W 190 FT TH S01DG 12' 42"W 194.02 FT TH S86DG 21' 27"W 66.44 FT TH N84DG 09' 30"W 37.51 FT TH N00DG 30' 00"E 433.75 FT

TO POB OR 3064 PG 926 Name(s) in which assessed: ESTATE OF RUTH J HAGEN 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 June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00890P

# FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000277TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1407713 Year of Issuance: 06/01/2015 Description of Property:

36-24-16-0080-00000-2860 PARKWOOD ACRES UNIT UNREC PLAT LOT 286 DESC AS: COM AT NE COR OF SEC TH N89DG 17' 04"W ALG N LINE OF SEC 600 FT TH S00DG 58' 50"W 1550 FT FOR POB TH CONT S00DG 58' 50"W 100 FT TH N89DG 17' 04"W 200 FT TH N00DG 58' 50"E 100 FT TH S89DG 17' 04"E 200 FT TO POB OR 3815 PG 534

Name(s) in which assessed: ESTATE OF JEROME H LEON-ARD

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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk May 15, 22, 20; Jun. 5, 2020

# 20-00884P

FOURTH INSERTION Notice of Application for Tax Deed 2019XX000269TDAXXX

NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1408108 Year of Issuance: 06/01/2015

Description of Property: 09-25-16-0760-00000-2250 INELAND PARK UNREC PLAT LOT 225 DESC AS COM AT NE COR TRACT 38 PORT RICHEY LAND CO PB 1 PG 61 TH N89DEG51' 58"W 106.53 FT FOR POB TH N89DEG51' 58"W 86.50 FT TH S00DEG21' 13"W 110 FT TH S89DEG51'58"E 86.50 FT TH N00DEG21' 13"E 110 FT TO POB THE NORTH AND EAST 25 FT THEREOF SUBJECT TO AN EASEMENT FOR PUBLIC ROAD R/W AND/OR UTILITIES OR 8019 PG 142

Name(s) in which assessed: SABRINA D ARMOLT

ROBERT J LEWIS 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 June 18, 2020 at 10:00 am

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller

By: Susannah Hennessy Deputy Clerk May 15, 22, 20; Jun. 5, 2020

20-00877P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000390TDAXXX NOTICE IS HEREBY GIVEN,

That PENNYS HOMES 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 #: 1510439 Year of Issuance: 06/01/2016 Description of Property:

10-26-16-0010-00000-0210 LAKE JOYCE SUB PB 6 PG 49 LOTS 21 & 22 OR 1146 PG 1094 Name(s) in which assessed: EDWIN L PENICK

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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

May 15, 22, 20; Jun. 5, 2020 20-00896P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000272TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1109513 Year of Issuance: 06/01/2012

Description of Property: 09-25-16-0760-00000-2380 PINELAND PARK UNREC PLAT LOT 238 DESC AS;COM AT NE COR OF TRACT 38 OF PORT RICHEY LAND COM-PANY PB 1 PG 61 TH SOODG 21' 13W 335 FT FOR POB THCONT S00DG 21' 13"W 50 FT TH N89DG 51' 58"W 106.53 FT TH N00DG 21' 13"E 50 FT TH S89DG 51'  $58^{\circ}\mathrm{E}\ 106.53$ FT TO POB EXC EAST 1 FT THEREOF SUBJECT TO AN EASEMENT OVER WEST 25 FT THEREOF FOR RD R/W

(NOTE: SEE GIS LTR FILE RE: OWNERSHIP) OR 5741 PG 1494 Name(s) in which assessed: STANLEY GALLAGHER

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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq.

Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

May 15, 22, 20; Jun. 5, 2020

20-00880P

# FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000288TDAXXX NOTICE IS HEREBY GIVEN.

That 5T WEALTH PARTNERS LP, 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 #: 1505330 Year of Issuance: 06/01/2016 Description of Property:

14-24-17-0010-00000-4700 HIGHLANDS UNRECORDED PLAT TRACT 470 DESC AS COM NW COR OF SEC 14 TH S89DG 23'20"E 2587.83 FT TH S0DG 26'05"E 1505.94 FT TH N89DG 23'20"W 590FT FORPOB TH N89DG 23'20"W 288.48 FT TO PC OF CV RAD 705 FT ARC 96.36 FT CHD S08DG 28' 39"W 96.29 FT TH S0DG 26'05"E 345.7 FT TH S89DG 23'20"E 295 FT NODG 26'05"W 441.88 FT TO POB LESS WLY & SLY 25 FT FOR RD R/W AND ALSO LESS FOLLOWING: COM AT NW COR OF SEC TH S89DG23' 20"E 2587.83 FT TH S00DG26' 05E 1505.94 FT TH N89DG23'20"W 270 TH N26'05"W 193.6 FT TH S89DG23'20"E 270 FT TO POB

OR 5210 PG 480 Name(s) in which assessed: JAMES R BEITER SHANNON E BEITER

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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

May 15, 22, 20; Jun. 5, 2020 20-00892P

### FOURTH INSERTION

PASCO COUNTY

Notice of Application for Tax Deed 2019XX000317TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1510061 Year of Issuance: 06/01/2016 Description of Property: 05-26-16-0140-00000-0090 MANOR BEACH ESTATES PB 6 PG 19 LOTS 9-11 INCL

OR6103 PG496 Name(s) in which assessed:

BEAR CREEK RENTALS 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 <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a> on June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00894P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000279TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1402339

Year of Issuance: 06/01/2015 Description of Property:

17-26-21-0010-04900-0000 ZEPHYRHILLS COLONY CO LANDS PB 2 PG 1 EAST 1/2 OF SOUTH 1/2 OF TRACT 49; SUBJECT TO INGRESS-EGRESSEASEMENT OVER SOUTH 15 FT THEREOF OR 1718 PG 1800 OR 4681 PG 323 Name(s) in which assessed:

ESTATE OF TIMOTHY MCPHERSON 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 June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00886P

# FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000312TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1506023 Year of Issuance: 06/01/2016

Description of Property: 09-25-17-0070-00000-0580 MOON LAKE ESTATES UN-RECORDED PLAT TRACTS 58 59 & 60 TRACT 58 DESC AS COM AT SE COR LOT 1 BLOCK 26 MOON LAKE ESTATES UNIT 4 PB 4 PG 79 THN-20DEG42' 00"E 110.00 FT TH S69DEG18'00" E 107.81 FT FOR POB TH CONT S69DEG18'00"E 158.40 FT TH S09DEG19'31"W 258.21 FT TH N86DEG05'41"W 127.26 FT TH N03 DEG54'19"E 302.83 FT TO POB & TRACT 59 DESC AS COM AT SE COR LOT 1 BLOCK 26 MOON LAKE ES-TATES UNIT 4 PB 4 PG 79 POB TH N20DEG42'00"E 110.00 FT TH S69DEG18'00"E 107.81 FT TH S03DEG51'19"W 302.83 FT TH N86DEG05'41"W 135.00 FT TH N03DEG54'19"E 228.67 FT TO POB & TRACT 60 DESC AS BEGIN AT SE COR LOT 1 BLOCK 26 MOON LAKE ES-TATES UNIT 4 PB 4 PG 79 TH S03DEG54'19"W 228.67 FT TH N86DEG05'41"W 165.00 FT TH N03DEG54'19"E 278.47 FT TH S69DEG18'00EE 172.35 FT TH POB OR 6704 PG 1356 OR 7901 PG 901

Name(s) in which assessed: ESTATE OF LINDA L MONFILS 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 June 18, 2020 at 10:00 am. April 28, 2020

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk May 15, 22, 20; Jun. 5, 2020

20-00893P

FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000278TDAXXX NOTICE IS HEREBY GIVEN,

That 5T WEALTH PARTNERS LP, 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 #: 1502113

Year of Issuance: 06/01/2016 Description of Property: 14-26-21-0060-00800-1070 SUNRISE PARK PB 1 PG 58 (P)

LOTS 107, 109 & 111 BLOCK 8 OR 6534 PG 1573 Name(s) in which assessed: KURDI FAMILY TRUST

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 June 18, 2020 at 10:00 am.

All of said property being in the County

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

May 15, 22, 20; Jun. 5, 2020 20-00885F

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000275TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1401883 Year of Issuance: 06/01/2015 Description of Property:

10-26-21-010A-00000-0260 UNRECORDED PLAT OF PART OF TRACTS 101 124 125 & 126 ZEPHYRHILLS COLONY COMPANY LANDS PB 1 PG 55 PARCEL 26 DESC AS SOUTH 72 FT OF E1/4 OF TRACT 101 OR 6427 PG 1887

Name(s) in which assessed: RALPH ANDERSON COTTON 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 June 18, 2020 at 10:00 am.

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk May 15, 22, 20; Jun. 5, 2020 20-00882P

# SECOND INSERTION

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

### PROBATE DIVISION File No. 2020-CP-000726 IN RE: ESTATE OF SHAWN JOSEPH DONAHUE Deceased

The administration of the estate of SHAWN JOSEPH DONAHUE, deceased, whose date of death was May 1, 2020, 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 DATE
OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 2 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is May 29, 2020.

Personal Representative Melissa Sue Sprague 6143 Moores Junction Rd. Sterling, MI 48659

Attorney for Personal Representative Pamela Grace Martini, Esq. Florida Bar No. 100761 Law Office of Pamela G. Martini, PLLC 6068S. Apopka Vineland Road, Suite  $5\,$ Orlando, FL 32819 Telephone: (407)-955-4955 Email: pam@pamelamartinilaw.com

May 29; June 5, 2020 20-00959P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000271TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1208740 Year of Issuance: 06/01/2013 Description of Property: 10-25-16-0520-00000-0430 JOHNSON HEIGHTS NIT 2 PB 9 PG 141 LOT 43 OR 8645 PG 331

Name(s) in which assessed: THOMAS PHILIO 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 June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00879P

### FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000281TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1501857 Year of Issuance: 06/01/2016 Description of Property:

10-26-21-0060-00000-0580 BETMAR ACRES UNIT 1 PB  $8\ PG\ 124\ LOT\ 58\ OR\ 8939\ PG$ 3899 OR 8994 PG 1620 OR 9199 PG 240 OR 9354 PG 2135  ${\rm OR}\ 9758\ {\rm PG}\ 2287$ 

Name(s) in which assessed: TERÉSA D SKIPPER PAUL DAVID ELKINS

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 June 18, 2020 at 10:00 am. April 28, 2020 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk May 15, 22, 20; Jun. 5, 2020

# 20-00888P

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

File No. 51-2020-CP-738 IN RE: ESTATE OF JAMES W. ECKELS Deceased.

The administration of the estate of JAMES W. ECKELS, deceased, whose date of death was May 11, 2020, 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 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 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 May 29, 2020. **Personal Representative:** BEVERLY R. BARNETT

7327 Burns Point Circle New Port Richey, Florida 34652 Attorney for Personal Representative: Beverly R. Barnett, Esq. Florida Bar Number: 193313 6709 Ridge Rd. Ste. 101 Port Richey, FL 34668

E-Mail: beverlybarnettlaw@gmail.com Secondary E-Mail: transcribe123@gmail.com May 29; Jun. 5, 2020

Telephone: (727) 841-6878

Fax: (727) 478-0472

## FOURTH INSERTION

Notice of Application for Tax Deed 2019XX000270TDAXXXNOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, 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 #: 1206713 Year of Issuance: 06/01/2013 Description of Property: 15-25-17-0100-18400-0090 MOON LAKE ESTATES UNIT 10 PB 5 PGS 128-131 LOTS 9 &

Name(s) in which assessed: MEHGAN M HALVERSEN BRANDEN W SELLERS

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 June 18, 2020 at 10:00 am.

Pasco County Clerk & Comptroller By: Susannah Hennessy

May 15, 22, 20; Jun. 5, 2020

Notice of Application for Tax Deed 2019XX000273TDAXXX

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 #: 1507315 Year of Issuance: 06/01/2016 Description of Property: 28-24-16-0110-00900-0028 TOWN OF HUDSON PB 1 PG 48 E 105 FT OF W 160 FT OF N1/2 OF LOT 2 BLK 9 OR 2098  $PG\ 996\ OR\ 3458\ PG\ 1650\ \&\ OR$ 7687 PG 648

Name(s) in which assessed: MECHELE LYNN DONNELLY All of said property being in the County of Pasco, State of Florida

shall be sold to the highest bidder online at <a href="http://pasco.realtaxdeed.com">http://pasco.realtaxdeed.com</a> on June 18, 2020 at 10:00 am. April 28, 2020

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

May 15, 22, 20; Jun. 5, 2020 20-00881P

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2020CP607WS IN RE: ESTATE OF JAMES K. FOX,

The administration of the estate of  $\operatorname{JAMES}$  K. FOX, also known as  $\operatorname{JAMES}$ FOX-IHRIG deceased whose date of death was April 1, 2020, 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

All other creditors of the decedent

THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER

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

KAREN M. IHRIG Personal Representative 2016 Penfield Road Penfield, NY 14526

Attorney for Personal Representative Florida Bar No. 0223440 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19 Port Richey, FL 34668 Email: rebecca@delzercoulter.com

10 BLOCK 184 OR 7240 PG 188

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

April 28, 2020 Office of Nikki Alvarez-Sowles, Esq.

NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP. the

Unless such certificate shall be redeemed according to the law, the property described in such certificate

Deputy Clerk

SECOND INSERTION

aka JAMES FOX-IHRIG Deceased.

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.

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

NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY

The date of first publication of this notice is: May 29, 2020. Signed on this 20th day of April,

Telephone: (727)848-3404 May 29; June 5, 2020

Rebecca C. Bell

20-00977P

Deputy Clerk 20-00878P FOURTH INSERTION