

SECOND INSERTION	
NOTICE OF ACTION COUNTY COURT FOR MANATEE COUNTY, FLORIDA Case No.: 412020CC002152CCAXMA MJRA SYSTEMS, INC., Plaintiff, vs. MELANIE DALE MCCLELLAND, f/k/a MELANIE EHMAN, Defendant. To: MELANIE DALE MCCLELLAND, f/k/a MELANIE EHMAN Last Known Address: 5505 S. DeDe Terrace Inverness, FL 34452 YOU ARE NOTIFIED that an action to foreclose a judgment lien on the following property in Manatee County, Florida: Lot 98, CATALINA, A SUBDIVISION, according to the plat thereof as recorded in Plat Book 19, Pages 14 and 15, of the Public Records of Manatee County, Florida. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Gregg Horowitz, P.O. Box 2927, Sarasota, FL 34230, plaintiff's attorney, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice shall be published in the Business Observer once a week for two consecutive weeks. In and for Manatee County: If you cannot afford an attorney, contact Gulfcoast Legal Services at (941) 746-6151 or www.gulfcoastlegal.org, or Legal Aid of Manasota at (941) 747-1628 or www.legalaidofmanasota.org. If you do not qualify for free legal assistance or do not know an attorney, you may email an attorney referral service (listed in the phone book) or contact the Florida Bar Lawyer Referral Service at (800) 342-8011. If you are a person with a disability who needs any accommodations in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Manatee County Jury Office, P.O. Box 25400, Bradenton, Florida 34206, (941) 741-4062, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711. DATED on 7/8/2020 Angelina Colonneso, As Clerk of the Court (SEAL) By: Tiffani Walker As Deputy Clerk Gregg Horowitz P.O. Box 2927 Sarasota, FL 34230 July 10, 17, 2020	
20-00772M	

CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION	
FICTITIOUS NAME NOTICE Notice is hereby given that JENNIFER L DEMARCO, owner, desiring to engage in business under the fictitious name of REJENNERATION located at 1725 EILEEN PL, ENGLEWOOD, FL 34223 intends to register the said name in CHARLOTTE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. July 17, 2020	
20-00565T	
FIRST INSERTION	
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of DAMAGE CONTROL CONSULTING : Located at 9080 GRIGGS RD County of, CHARLOTTE in the City of ENGLEWOOD: Florida, 34224-8905 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida Dated at ENGLEWOOD Florida, this July: day of 14, 2020 : RAYMOS OWENS IV JOHN SALVADOR July 17, 2020	
20-00561T	
FIRST INSERTION	

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 200000571CP Division Probate IN RE: ESTATE OF DAVID PRICE Deceased.	and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 publication of this notice is July 17, 2020. Personal Representative: Barbara Joan Price 3519 Stockton Rd. Port Charlotte, FL 33953 Attorney for Personal Representative: Robert C. Benedict Florida Bar No: 0361150 rbenedict@bigvllaw.com Wideikis, Benedict & Berntsson, LLC The BIG W Law Firm 3195 S. Access Road Englewood, Florida 34224 (941) 627-1000 Telephone July 17, 24, 2020
20-00549T	

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 200000561CP Division Probate IN RE: ESTATE OF MARIA A. MURCIA Deceased.	OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 17, 2020. Attorney & Personal Representative: T. Thomas Shirley Attorney & Personal Representative Florida Bar Number: 154581 Dunkin & Shirley, P.A. 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com July 17, 24, 2020
20-00559T	

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR MANATEE COUNTY, FLORIDA PROBATE DIVISION Case No.: 2020-CP-1716 IN RE: THE ESTATE OF TRUDELL JOHNSON, Deceased. The administration of the estate of Trudell Johnson, deceased, Case Number 2020-CP-1716, is pending in the Clerk of Court, Manatee County Courthouse, P.O. Box 25400, Bradenton, Florida 34206. 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, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice was July 10, 2020. Signed on 7/7/2020. s/ Damian M. Ozark Damian M. Ozark, Esquire The Ozark Law Firm, P.A. Florida Bar No. 0582387 1904 Manatee Ave. West, Ste. 300 Bradenton, Florida 34205 Telephone: (941)750-9760 Facsimile: (941)750-9761 dmozark@ozarklawfirm.com July 10, 17, 2020	
20-00764M	

CHARLOTTE COUNTY LEGAL NOTICES

FIRST INSERTION	
<p>NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA. CASE No. 19000735CA DITECH FINANCIAL LLC F/K/A GREEN TREE SERVICING LLC, PLAINTIFF, VS. DIANA PUCKETT, ET AL. DEFENDANT(S). NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated April 8, 2020, in the above action, I will sell to the highest bidder for cash at Charlotte County, Florida, on 9/11/2020, at 11:00 AM, at WWW. CHARLOTTE.REALFORECLOSE. COM for the following described property: Lot 39, Block 3446, of Port Char- lotte Subdivision Section Sixty Nine, according to the plat there- of, as recorded in Plat Book 6, Page 20A, of the Public Records of Charlotte County, Florida Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the</p>	<p>clerk reports the surplus as unclaimed. The Court, in its discretion, may en- large the time of the sale. Notice of the changed time of sale shall be published as provided herein. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is lo- cated at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Date: 07/13/2020 Clerk of the Circuit Court By: (SEAL) R. Ellison Deputy Clerk of the Court Tromberg Law Group 1515 South Federal Highway, Suite 100 Boca Raton, FL 33432 Our Case#: 19-000402-FNMA- FST\19000735CA\SHELLPOINT July 17, 24, 2020</p>
	20-00552T

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 200000579CP Division Probate IN RE: ESTATE OF ANGEL CHAVEZ Deceased.	All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 17, 2020. Alejandro Chavez Petitioner T. Thomas Shirley Attorney for Alejandro Chavez Florida Bar Number: 154581 Dunkin & Shirley, P.A. 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com July 17, 24, 2020
20-00541T	

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20000056CP Division Probate IN RE: ESTATE OF ANNA B. INGELS Deceased.	The administration of the estate of Anna B. Ingels, deceased, whose date of death was May 10, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 17, 2020. Personal Representative: Donald W. Michelson 12130 Foresman Blvd Port Charlotte, Florida 33981 Attorney for Personal Representative: David A. Dunkin, Attorney Florida Bar Number: 136726 Dunkin & Shirley, P.A. 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: david@dunkinshirley.com July 17, 24, 2020
20-00557T	

FIRST INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File Number: 20-603-CP IN RE: THE ESTATE OF PAMELA J KIRWEN A/K/A PAMELA JEAN KIRWEN Deceased. The administration of the estate of PAMELA J KIRWEN A/K/A PAMELA JEAN KIRWEN, deceased, File Number 20-603-CP, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 East Marion Avenue, Punta Gorda, Florida. 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, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice is July 17, 2020. Personal Representative: CATHERINE WALLACE c/o Margaret E. Martinek, Esq. 4055 Tamiami Trail Port Charlotte, FL 33952 941/764-9400 Attorney for Personal Representative: MARGARET E. MARTINEK, ESQ. 4055 Tamiami Trail Port Charlotte, FL 33952 941/764-9400 FL Bar No.: 0007102 July 17, 24, 2020	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, including unmaturred, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. The date of first publication of this Notice is July 17, 2020. Personal Representative: CATHERINE WALLACE c/o Margaret E. Martinek, Esq. 4055 Tamiami Trail Port Charlotte, FL 33952 941/764-9400 Attorney for Personal Representative: MARGARET E. MARTINEK, ESQ. 4055 Tamiami Trail Port Charlotte, FL 33952 941/764-9400 FL Bar No.: 0007102 July 17, 24, 2020
20-00546T	

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 2020-000350-CA**

**PAUL D' ALESSANDRO,
Plaintiff, vs.
MOONSTONE HOLDINGS, LLC,
a Nevada limited liability company,
its devisees, grantees, creditors,
and all other parties claiming by,
through, under or against it and
all unknown natural persons, if
alive and if not known to be dead or
alive, their several and respective
spouses, heirs, devisees grantees,
and creditors or other parties
claiming by, through, or under those
unknown natural persons and their
several unknown assigns, successors
in interest trustees, or any other
persons claiming by through, under
or against any corporation or other
legal entity named as a defendant
and all claimants, persons or
parties natural or corporate whose
exact status is unknown, claiming
under any of the above named or
described defendants or parties
who are claiming to have any right,
title or interest in and to the lands
hereafter described; and HARRY
BIEBERSTEIN,
Defendants.**

NOTICE IS HEREBY GIVEN that I, the undersigned Clerk of the Circuit Court of Charlotte County, Florida, shall sell the property at public sale to the highest bidder for cash, except as set forth hereinafter, on 9/9/2020, at 11:00 a.m. at www.charlotte.realforeclose.com, in accordance with Chapter 45 Florida Statutes, the following-described real property:

Lot 6, Block 3, Port Charlotte Industrial Park Unit Two, according to the plat thereof, as recorded in Plat Book 7, Pages 61A through 61D, inclusive, of the Public Records of Charlotte County, Florida
Commonly known as 1231 Market Circle, Unit 7, Port Charlotte, FL 33953

The said sale will be made pursuant to the Final Judgment of Foreclosure of the Circuit Court of Charlotte County, Florida, in Civil Action No. 2020-000350-CA, D'Alessandro v. Moonstone Holdings, LLC, et als.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this day of 07/13/2020.

ROGER D. EATON, Clerk
By: (SEAL) R. Ellison
Deputy Clerk

Albert J. Tiseo, Jr., Esq.
701 JC Center Court, Suite 3
Port Charlotte, FL 33954
lbaird@gtslawfirm.com
July 17, 24, 2020

20-00550T

FIRST INSERTION

**NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
20TH JUDICIAL CIRCUIT, IN
AND FOR CHARLOTTE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO: 18001015CA
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 2006-10,
Plaintiff, vs.
MATTHEW ERNEST MCADAMS;
DENNIS STANLEY; MORTGAGE
ELECTRONIC REGISTRATION
SYSTEMS INC., ACTING SOLELY
AS NOMINEE FOR CIMARRON
MORTGAGE COMPANY DBA
THE MORTGAGE WAREHOUSE;
CHARLOTTE COUNTY, FLORIDA;
UNKNOWN SPOUSE OF DENNIS
STANLEY; UNKNOWN TENANT
#1; UNKNOWN TENANT#2,
Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order on Plaintiff's Motion to Cancel the July 13, 2020 Foreclosure Sale Date entered in Civil Case No. 18001015CA of the Circuit Court of the 20TH Judicial Circuit in and for Charlotte County, Florida, wherein 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 2006-10 is Plaintiff and MATTHEW ERNEST MCADAMS and DENNIS STANLEY, et al, are Defendants. The Clerk, ROGER D. EATON, shall sell to the highest and best bidder for cash at Charlotte County's On Line Public Auction website: www.charlotte.realforeclose.com, at 11:00 AM on September 02, 2020, in accordance with Chapter 45, Florida

Statutes, the following described property located in CHARLOTTE County, Florida, as set forth in said In REM Final Judgment of Mortgage Foreclosure, to-wit:

Lot 2, Block 2782, Port Charlotte Subdivision, Section 33, according to the Plat thereof as recorded in Plat Book 5, Page(s) 35A through 35F, inclusive, of the Public Records of Charlotte County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed. The court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Clerk of the Circuit Court
By: (SEAL) R. Ellison 07/13/2020
Deputy Clerk

This document was prepared by:
FRENKEL LAMBERT WEISS
WEISMAN & GORDON, LLP
Attorney for Plaintiff
One East Broward Blvd, Suite 1111
Ft. Lauderdale, FL 33301
Telephone: (954) 522-3233 |
Fax (954) 200 7770
04-089089-F00
July 17, 24, 2020

20-00553T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20000613CP
Division Probate
IN RE: ESTATE OF
JOSEPH JAMES RUSSO, JR. a/k/a
JOSEPH RUSSO,
Deceased.

The administration of the estate of JOSEPH JAMES RUSSO, JR. a/k/a JOSEPH RUSSO, deceased, whose date of death was May 6, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Joseph J. Russo, III
40 Province Drive
South Setauket, NY 11720
Attorney for Personal Representative:
Katharine W. Payne
Florida Bar Number: 0873411
Payne Ryan, PLLC
25073 Marion Avenue
Punta Gorda, FL 33950
Telephone: (941) 655-8970
Fax: (941) 655-8973
E-Mail: kpayne@payneryan.com
July 17, 24, 2020 20-00558T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-000531-CP
Division Probate
IN RE: ESTATE OF:
PETER C. SCOTT
Deceased.

The administration of the estate of PETER C. SCOTT, deceased, whose date of death was May 15, 2020; is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

CRISTY JO BEACHY
Personal Representative
2320 Bendway Drive
Port Charlotte, FL 33948
WARREN D. BEACHY
Personal Representative
2320 Bendway Drive
Port Charlotte, FL 33948
H. Greg Lee
Attorney for Personal Representatives
Email: hglee@hgreglee.com
Secondary Email:
service@hgreglee.com
Florida Bar No. 351301
H. GREG LEE, P.A.
2601 Cattleman Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954-0067
Facsimile: (941) 365-1492
July 17, 24, 2020 20-00564T

FIRST INSERTION

NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR
CHARLOTTE COUNTY,
FLORIDA
CIVIL ACTION
Case No. 19-1191 CC

SECTION 23 PROPERTY OWNER'S ASSOCIATION, INC., a Florida corporation, Plaintiff, v. CYNTHIA A. NICCOLLS, Defendant.

NOTICE is given that pursuant to the Final Judgment of Foreclosure and Damages dated July 9, 2020 in Case No. 19-1191 CC in the County Court of the Twentieth Judicial Circuit in and for Charlotte County, Florida in which SECTION 23 PROPERTY OWNER'S ASSOCIATION, INC., a Florida corporation is plaintiff and CYNTHIA A. NICCOLLS is the defendant.

THE CLERK OF THE CIRCUIT COURT WILL SELL to the highest and best bidder for cash at www.charlotte.realforeclose.com on August 24, 2020 at 11:00 a.m. the following described property set forth in the Final Judgment of Foreclosure and Damages.

Lot 22, Block 674, PUNTA GORDA ISLES, Section 23, according to the plat thereof as recorded in Plat Book 12, Pages 2A through 2-Z-41 of the public records of Charlotte County, Florida.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated 07/14/2020.

ROGER D. EATON
CLERK OF THE COURT
(SEAL) By R. Ellison
Deputy Clerk

David K. Oaks, Esq.
P. O. Box 671
Saluda, NC 28773
(941) 639-7627
doakesq@comcast.net
July 17, 24, 2020 20-00554T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 20000610CP
IN RE: ESTATE OF
THOMAS G. MCGARRY
Deceased.

The administration of the estate of Thomas G. McGarry, deceased, whose date of death was May 20, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Jennifer Ewing Harris
2662 Whitman Drive
Wilmington, Delaware 19808
Attorney for Personal Representative:
Elaine M. Bucher
Attorney for Personal Representative
Florida Bar Number: 162434
Gunster, Yoakley & Stewart, P.A.
4855 Technology Way, Suite 630
Boca Raton, Florida 33431
Telephone: (561) 961-8010
Fax: (561) 998-0273
E-Mail: ebucher@gunster.com
Secondary E-Mail:
eservice@gunster.com
Secondary E-Mail:
shayles@gunster.com
ACTIVE 12114771.1
July 17, 24, 2020 20-00543T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20 000583 CP
Division Probate
IN RE: ESTATE OF
THOMAS G. RABECK,
Deceased.

The administration of the estate of THOMAS G. RABECK deceased, whose date of death was MAY 20, 2020, and the last four digits of whose social security number is 9823, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Kimberly A. Taylor
117 Wanamaker Ave.
Oradell, NJ 07649

Attorney for Personal Representative:
Ariana R. Fileman
Florida Bar No.0990612
Fileman Law Firm, P.A.
201 W. Marion Ave., Suite 1208
Punta Gorda, FL 33950
Telephone: 941-833-5560
Email address:
afileman@filemanlaw.com
July 17, 24, 2020 20-00544T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 20-000607-CP
Division: PROBATE
IN RE: ESTATE OF
EDUARDO R.
CARMONA- GONZALEZ,
Deceased.

The administration of the estate of Eduardo R. Carmona-Gonzalez, deceased, whose date of death was June 14, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Edenia Carmona
1560 Albatross Drive
Punta Gorda, FL 33950
Cheyenne R. Young
Attorney for Personal Representative
Florida Bar Number: 0515299
Wotitzky, Wotitzky, Ross,
McKinley & Young, P.A.
Attorneys at Law
1107 W. Marion Avenue, Unit #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
July 17, 24, 2020 20-00548T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20000330CP
Division Probate
IN RE: ESTATE OF
GARRY W. HAZELTON
Deceased.

The administration of the estate of Garry W. Hazelton, deceased, whose date of death was May 5, 2019, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Deborah Ann Hazelton
970 Old Muskoka Road
Utterson, Ontario, Canada P0B1M0
Attorney for Personal Representative:
David A. Dunkin, Attorney
Florida Bar Number: 136726
Dunkin & Shirley, P.A.
170 West Dearborn Street
Englewood, Florida 34223
Telephone: (941) 474-7753
Fax: (941) 475-1954
E-Mail: david@dunkinshirley.com
July 17, 24, 2020 20-00542T

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 20000489CP
Division Probate
IN RE: ESTATE OF
ALBERT J. BARTLETT,
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 ALBERT J. BARTLETT, deceased, File Number 20000489CP by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950; that the decedent's date of death was JULY 28, 2019; that the total value of the estate is \$350.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name: Address:
BARBARA E. BARTLETT
25277 Padre Ln.
Punta Gorda, FL 33983

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.

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

The date of first publication of this Notice is July 17, 2020.

Person Giving Notice:
Barbara E. Bartlett
25277 Padre Ln.
Punta Gorda, FL 33983
Attorney for
Person Giving Notice:
Ariana R. Fileman, Esq.
Florida Bar No. 0990612
Fileman Law Firm, P.A.
201 W. Marion Ave., Suite 1208
Punta Gorda, FL 33950
Tel. (941) 833-5560
E-mail address:
afileman@filemanlaw.com
July 17, 24, 2020 20-00545T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-574-CP
Division Probate
IN RE: ESTATE OF
JOSEPHINE MARESCA
Deceased.

The administration of the estate of Josephine Maresca, deceased, whose date of death was May 10, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Louis Maresca
1455 21st Ave. SW
Vero Beach, Florida 32962
Attorney for Personal Representative:
Brett H. Sifrit, Attorney
Florida Bar Number: 105564
Farr, Farr, Emerich, Hackett,
Carr & Holmes, P.A.
99 Nesbit Street
Punta Gorda, FL 33950
Telephone: (941) 639-1158
Fax: (941) 639-0028
E-Mail: bsifrit@farr.com
Secondary E-Mail: mlavine@farr.com
and probate@farr.com
July 17, 24, 2020 20-00556T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-000573-CP
Division: PROBATE
IN RE: ESTATE OF
KATHERINE W. SHERMAN,
Deceased.

The administration of the estate of Katherine W. Sherman, deceased, whose date of death was January 25, 2019, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Michael S. Sherman
4805 N. 100 E.
Howe, IN 46746
Cheyenne R. Young
Attorney for Personal Representative
Florida Bar Number: 0515299
Wotitzky, Wotitzky, Ross,
McKinley & Young, P.A.
Attorneys at Law
1107 W. Marion Avenue, Unit #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
July 17, 24, 2020 20-00547T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-000618-CP
Division: PROBATE
IN RE: ESTATE OF
PAMELA L. FASSETT,
Deceased.

The administration of the estate of Pamela L. Fassett, deceased, whose date of death was April 23, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Brandi L. Fassett
2219 Lee Terrace
Port Charlotte, FL 33952
Cheyenne R. Young
Attorney for Personal Representative
Florida Bar Number: 0515299
Wotitzky, Wotitzky, Ross,
McKinley & Young, P.A.
Attorneys at Law
1107 W. Marion Avenue, Unit #111
Punta Gorda, FL 33950
Telephone: (941) 639-2171
Fax: (941) 639-8617
E-Mail: cyoung@wotitzkylaw.com
Secondary E-Mail:
jackie@wotitzkylaw.com
July 17, 24, 2020 20-00560T

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 20 593 CP
Division Probate
IN RE: ESTATE OF
GISELA MINEO
Deceased.

The administration of the estate of Gisela Mineo, deceased, whose date of death was March 24, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, FL 33950. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

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

Personal Representatives:
Randolf Mineo
233 Sorvran Road
Venice, Florida 34285
Attorney for
Personal Representatives:
James W. Mallonee, Attorney
Florida Bar Number: 0638048
JAMES W MALLONEE PA
946 Tamiami Trail, #206
Port Charlotte, FL 33953-3108
Telephone: (941) 206-2223
Fax: (941) 206-2224
E-Mail:
jmallonee@jameswmallonee.com
Secondary E-Mail:
jcarter@jameswmallonee.com
July 17, 24, 2020 20-00555T

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 Wells Lawn Care Service located at 3212 Montgomery Dr in the City of port charlotte, Charlotte County, FL 33981 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.	
Dated this 13th day of July, 2020. Kenneth Wells July 17, 2020	20-00566T

FIRST INSERTION	
Notice is hereby given that the Southwest Florida Water Management District has received Individual Surface Water Management permit application number 805005 for A New Storage Yard for Snyder Development, LLC. 7520 Sawyer Circle, Port Charlotte, Florida 33981. Application Received June 01, 2020. Proposed Commercial activity: Build a Storage Yard for his construction supplies and trucks, with a detention pond, 8' ht. privacy fence & landscape to support the project. The project size: 0.767 Ac., Location: Section 07, Township 40 South, Range 22 East in Charlotte County. Outstanding Florida Water: NA. Aquatic Preserve: NA. The application is available for the public inspection Monday through Friday at the Tampa Service Office 7601 US Highway 301, Tampa, FL 33637-6759. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the day of this notice. If you wish to be notified of Intended Agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Management district, Regulation Performance Management Department, 2379 Broad Street, Brooksville, FL 34604-6899 or submit your request through the District's website at www.watermatter.org . The District does not discriminate based on disability. Anyone requiring accommodation under ADA should contact the Regulation Performance Management Department at (352) 796-7211 or 1 (800) 423-1476, TDD only 1(800)231-6103.	
July 17, 2020	20-00551T

SUBSEQUENT INSERTIONS

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20-000530-CP Division: Probate IN RE: ESTATE OF JEFFEREY L. REYNOLDS Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 2020CP00569 IN RE: ESTATE OF LUTHER A. MARSH, JR., Deceased.
The administration of the estate Jeffrey L. Reynolds, deceased, whose date of death was November 13, 2019, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, Florida 33950. The name and address of the personal representative and the personal representative's attorney are set forth below.	
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.	
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is July 10, 2020.	
Personal Representative: Deborah Kay Brigham 7710 15 Mile Road Marion, Michigan 49665 Attorney for Personal Representative: Jeffrey Briscoe Florida Bar No. 127501 3440 Conway Blvd., Suite 1-A Port Charlotte, Florida 33952 Telephone: (941) 625-4189 Facsimile: (941) 237-4126 E-mail: jeff@jeffbriscoe.com July 10, 17, 2020	20-00537T

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20000503CP Division Probate IN RE: ESTATE OF SZILARD PALFFY Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20000503CP Division Probate IN RE: ESTATE OF SZILARD PALFFY Deceased.
The administration of the estate of Szilard Palffy, deceased, whose date of death was April 24, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.	
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.	
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is July 10, 2020.	
Personal Representative Loma Mier 2093 Vision Ct. The Villages, Florida 32163 Attorney for Personal Representative MICHAEL D. MILLHORN Florida Bar Number: 311979 13696 US Hwy 441, Ste. 200 The Villages, FL 32159 Telephone: (352) 205-4995 Fax: (352) 753-4447 E-Mail: Michael@millhornvlo.com Secondary E-Mail: donna@millhornvlo.com July 10, 17, 2020	20-00533T

FOURTH INSERTION	
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 20-781 DR Division: CIVIL Corruth Yvette Johnson Neal, Petitioner, and Patrick Deon Neal, Respondent, TO: Patrick Deon Neal 16467 Lagore Avenue Port Charlotte, FL 33954 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Corruth Yvette Johnson whose address is 16467 Lagore Avenue Port Charlotte FL 33954 on or before 7-29-2020, and file the original with the clerk of this Court at 350 E Marion Avenue Punta Gorda, FL 33950 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the	

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 20-781 DR Division: CIVIL Corruth Yvette Johnson Neal, Petitioner, and Patrick Deon Neal, Respondent, TO: Patrick Deon Neal 16467 Lagore Avenue Port Charlotte, FL 33954 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Corruth Yvette Johnson whose address is 16467 Lagore Avenue Port Charlotte FL 33954 on or before 7-29-2020, and file the original with the clerk of this Court at 350 E Marion Avenue Punta Gorda, FL 33950 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the	relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: June 23rd, 2020 CLERK OF THE CIRCUIT COURT (SEAL) By: K. Kossick Deputy Clerk June 26; July 3, 10, 17, 2020
	20-00503T

FIRST INSERTION	
Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes	
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of JPS HOSPITALITY LLC : Located at 2253 BENDWAY DR County of, MULTIPLE in the City of PT CHARLOTTE: Florida, 33948-1934 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida	
Dated at PT CHARLOTTE Florida, this July: day of 14, 2020 : JPS HOSPITALITY LLC July 17, 2020	20-00562T

SUBSEQUENT INSERTIONS

FOURTH INSERTION	
NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR CHARLOTTE COUNTY, FLORIDA Case No.: 20-822-DR Division: CIVIL Angela Marie Jones-Pyles, Petitioner, and Mark Luther Pyles, Respondent, TO: Mark Luther Pyles Pensacola, FL YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Angela Marie Jones-Pyles, whose address is 32091 Serene Dr. Punta Gorda, FL on or before 7-27-2020 and file the original with the clerk of this Court at 350 E. Marion Ave. Punta Gorda, Fl 33950 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.	The action is asking the court to decide how the following real or personal property should be divided: Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the address(es) on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: June 19th 2020 CLERK OF THE CIRCUIT COURT (SEAL) By: K. Kossick Deputy Clerk June 26; July 3, 10, 17, 2020
	20-00493T

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20000503CP Division Probate IN RE: ESTATE OF SZILARD PALFFY Deceased.	NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20000503CP Division Probate IN RE: ESTATE OF SZILARD PALFFY Deceased.
The administration of the estate of Szilard Palffy, deceased, whose date of death was April 24, 2020, is pending in the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is 350 E. Marion Avenue, Punta Gorda, FL 33950. 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 de-	
mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.	
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.	
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.	
The date of first publication of this notice is July 10, 2020.	
Personal Representative: Jennifer M. Palffy PO Box 833 Stillwater, New York 12170 Attorney for Personal Representative: T. Thomas Shirley, Attorney Florida Bar Number: 154581 Dunkin & Shirley, P.A. 170 West Dearborn Street Englewood, Florida 34223 Telephone: (941) 474-7753 Fax: (941) 475-1954 E-Mail: tom@dunkinshirley.com July 10, 17, 2020	20-00528T

FOURTH INSERTION	
IN THE CIRCUIT COURT FOR THE THIRTEENTH JUDICIAL CIRCUIT IN AN FOR HILLSBOROUGH COUNTY, FLORIDA FAMILY LAW DIVISION CASE NO.: 20-DR-006849 DIVISION: B	notice. There will be a hearing on the petition to terminate parental rights pending adoption which will take place on August 20, 2020, at 10:00 A.M., in front of the Honorable Alissa Ellison, Circuit Judge, of the Hillsborough County Courthouse, 800 E. Twiggs Street, Courtroom 400, Tampa, Florida 33602. The Court has set aside fifteen (15) minutes for this hearing. UNDER SECTION 63.089, FLORIDA STATUTES, FAILURE TO TIMELY FILE A WRITTEN RESPONSE TO THIS NOTICE AND THE PETITION WITH THE COURT AND TO APPEAR AT THIS HEARING CONSTITUTES GROUNDS UPON WHICH THE COURT SHALL END ANY PARENT AL RIGHTS YOU MAY HAVE OR ASSERT REGARDING THE MINOR CHILD. PARA TRADUCCION DE ESTE FORMULARIO AL ESPANOL LLAME A LA OFICINA DE INTERPRETES DE LA CORTE, AL 813-272-5947 DE LUNES A VIERNES DE 3:00 P.M. Y 5:00 P.M. 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 provisions of certain assistance. Please contact the Clerk of Circuit Court, Circuit Civil Division, Hillsborough County Courthouse, 800 E. Twiggs Street, Tampa, Florida 33602, Telephone No.813-276-8100, within 2 workings days of your receipt of this document; if you are hearing or voice impaired, call 1-800-955-8771. WITNESS my hand and seal of said Court on this 16 day of June 2020. PAT FRANK CLERK OF CIRCUIT COURT BY: Gina Collins Deputy Clerk June 26; July 3, 10, 17, 2020
	20-00487T

SUBSEQUENT INSERTIONS	
SECOND INSERTION	
CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA Case No. 20-81-CA FLORIDA MSN, LLC, A FLORIDA LIMITED LIABILITY COMPANY, Plaintiff, vs. BRIAN FINK AND SUSAN FINK, Defendants. NOTICE IS GIVEN that, in accordance with the Order for Summary Final Judgment of Foreclosure dated June 10, 2020, in the above-styled cause, I will sell to the highest and best bidder for cash, at the www.charlotte.realforeclose.com at 11:00AM on July 27, 2020, the following described property: Lot 33, Block 11, PORT CHARLOTTE SECTION 6, according to the Plat thereof, as recorded in Plat Book 4, Pages 7A through 7F, inclusive, of the Public Records of Charlotte County, Florida Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the	lis pendens must file a claim within 60 days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated: 07/02/2020. Roger D. Eaton Clerk of Court By: R. Ellison Deputy Clerk (Court Seal)
James W. Mallonee, P.A 946 Tamiami Trail, Suite 206 Port Charlotte, FL 33953 941-206-2223 July 10, 17, 2020	20-00535T

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR CHARLOTTE COUNTY FLORIDA PROBATE DIVISION Case No. 2020-CP-000551 IN RE: THE ESTATE OF Dianne Elizabeth Taylor, deceased	THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 10, 2020 Personal Representative: Douglas W. Taylor Attorney for Personal Representative: Jack Pankow, Esquire 5230-2 Clayton Court Fort Myers, FL 33907 Telephone: 239-334-4774 FL Bar # 164247 July 10, 17, 2020
	20-00536T

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20-0324 CP IN RE: ESTATE OF HERMAN BRETTSCHEIDER aka BRETT BRETTSCHEIDER Deceased.	mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is July 10, 2020. Personal Representative: /s/ Laurie McDonough Laurie McDonough 4055 Tamiami Trail Port Charlotte, Florida 33952 Attorney for Personal Representative: /s/ Tamara Vaughn Tamara Vaughn, Attorney Florida Bar Number: 903360 2775 NW 49th Avenue Suite 205 PMB 310 Ocala, Florida 34482 Telephone: (941) 815-8551 E-Mail: tamaravaughn@aol.com July 10, 17, 2020
	20-00531T

SECOND INSERTION	
NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR CHARLOTTE COUNTY, FLORIDA PROBATE DIVISION File No. 20-468-CP Division PROBATE IN RE: ESTATE OF JACK P. BENNETT, A/K/A JACK PLYMETTE BENNETT 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 Jack P. Bennett, a/k/a Jack Plymette Bennett, deceased, File Number 20-468-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's date of death was March 28, 2020; that the total value of the estate is \$1.00 and that the names and addresses of those to whom it has been assigned by such order are: Name Address The Bennett Family Revocable Trust c/o Linda Costello, Trustee PO Box 510478 Punta Gorda, Florida 33951 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. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is July 10, 2020. Person Giving Notice: Linda Costello Horizon Elder Care P. O. Box 510478 Punta Gorda, Florida 33951 Attorney for Person Giving Notice: Ellie K. Harris Attorney for Linda Costello Florida Bar Number: 0021671 Schwarz & Harris, P.A. 17841 Murdock Circle Port Charlotte, Florida 33948 Telephone: (941) 625-4158 Fax: (941) 625-5460 E-Mail: e-service@schwarzlaw.net Secondary E-Mail: joy@schwarzlaw.net July 10, 17, 2020
	20-00529T

SECOND INSERTION

NOTICE OF PUBLIC HEARING TO CONSIDER IMPOSITION OF SPECIAL ASSESSMENTS
PURSUANT TO SECTION 170.07, FLORIDA STATUTES,
BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER ADOPTION OF ASSESSMENT ROLL
PURSUANT TO SECTION 197.3632(4)(b), FLORIDA STATUTES,
BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

NOTICE OF MEETING OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

The Babcock Ranch Community Independent Special District Governing Board (“Board”) will hold public hearings and public meeting on

PUBLIC HEARINGS AND MEETING

DATE: July 30, 2020
TIME: 1:00 p.m.

It is anticipated that the public hearings and meeting will take place at **The Hive, 42891 Lake Babcock Drive, Room 211, Punta Gorda, Florida 33982**. In the event that the COVID-19 public health emergency prevents the hearings and meeting from occurring in-person, the District may conduct the public hearings and meeting by telephone or video conferencing communications media technology pursuant to governmental orders, including but not limited to Executive Orders 20-52, 20-69, 20-112, 20-123, and 20-150 issued by Governor DeSantis on March 9, 2020 and March 20, 2020, April 29, 2020, May 18, 2020, and June 23, 2020, respectively, and any extensions or supplements thereof, and pursuant to section 120.54(5)(b)2., Florida Statutes.

While it may be necessary to hold the above referenced public hearings and meeting utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. To that end, anyone wishing to listen to and/or participate in the meeting and public hearings can do so telephonically at **1-888-354-0094, Conference ID: 2144145**. Participants are strongly encouraged to submit questions and comments to the District Manager's Office at wrathellc@whhassociates.com or by calling (561) 571-0010 by July 28, 2020 at 2:00 p.m., in advance of the meeting to facilitate the Board's consideration of such questions and comments during the meeting. .

The public hearing is being held to consider the adoption of an assessment roll, the imposition of special assessments to provide security for a proposed State Infrastructure Bank Loan (the “SIB Loan”) on benefited lands within the Babcock Ranch Community Independent Special District (“District”) relating to SR 31 Offsite Road Improvements, a depiction of which lands to be assessed is shown below, and to provide for the levy, collection and enforcement of the special assessments. The streets and areas to be improved are depicted below and in the District's *Engineer's Report*, dated June 17, 2020 (the “Improvement Plan”). The public hearing is being conducted pursuant to Chapters 170, 189 and 197, *Florida Statutes*, and Chapter 2007-306, Laws of Florida, as amended. A description of the property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained at the office of the District's Local Records Office located at 42891 Lake Babcock Drive, Room 211, Punta Gorda, Florida 33982, or by contacting the District Manager at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010. A special meeting of the District will also be held where the Board may consider any other business that may properly come before it.

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements (“Improvements”) are currently expected to include, but are not limited to, SR 31 offsite roadway and related improvements all as more specifically described in the Improvement Plan, on file and available during normal business hours at the addresses provided above.

The District intends to impose assessments on benefited lands within the District in the manner set forth in the District's *SR 31 Offsite Road Improvement Special Assessment Methodology Report* dated June 17, 2020 (the “Assessment Report”), which is on file and available during normal business hours at the addresses provided above. The Assessment Report identifies the assessment area within the District and assessments for each land use category that is currently expected to be assessed. The method of allocating assessments for the Improvements to be funded by the District will initially be determined on an equal assessment per acre basis. The methodology is explained in more detail in the Assessment Report.

The annual principal assessment levied against each parcel will be based on repayment over a maximum of twenty (20) years for the total debt allocated to each parcel. The District expects to collect sufficient revenues to retire no more than \$31,348,036.00 in debt to be assessed by the District, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Land Use	Number of Dwelling Units/Sq. Ft. Acres	SIB Loan Assessments	SIB Loan Assessments per Dwelling Unit/1,000 Sq. Ft./Acre	Total SIB Loan Annual Payments	Annual SIB Assessment per Dwelling Unit/1,000 Sq. Ft./Acre*
Undeveloped Lands					
Residential (Dwelling Units)					
Charlotte County	14,507	\$25,613,099.38	\$1,765.57 **	\$2,045,397.44	\$149.99
Lee County	1,630	\$0.00	\$0.00	\$0.00	\$0.00
	16,137	\$25,613,099.38		\$2,045,397.44	
Non-Residential (Sq. Ft.)					
Charlotte County	1,624,105	\$5,734,936.62	\$3,531.14 **	\$457,977.56	\$299.99
Lee County	1,200,000	\$0.00	\$0.00	\$0.00	\$0.00
	2,824,105	\$5,734,936.62		\$457,977.56	
Total		\$31,348,036.00		\$2,503,375.00	

* Includes collections fees and early payment discount - assumes payment in March

** Payment of such amounts, or provision of alternative assurances, for each property's respective product type, is necessary to release such property from the assessment roll.

Description	Number of Net Acres*	SIB Loan Assessments	SIB Loan Assessments per Net Acre	Total SIB Loan Annual Payments	Annual SIB Assessment per Net Acre**
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Charlotte County Acreage	4,000.40	\$31,348,036.00	\$7,836.23	\$2,503,375.00	\$665.72
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*The Net Acre number is based on the number of potentially developable gross acres within the Charlotte County portion of the District which has been reduced by 35% to account for the average share of non-developable land attributable to common community elements, such as road rights-of-way, green spaces, storm water management facilities, etc. The estimate of the share of non-developable land within gross acreage was provided by the District Engineer.

** Includes collections fees and early payment discount - assumes payment in March

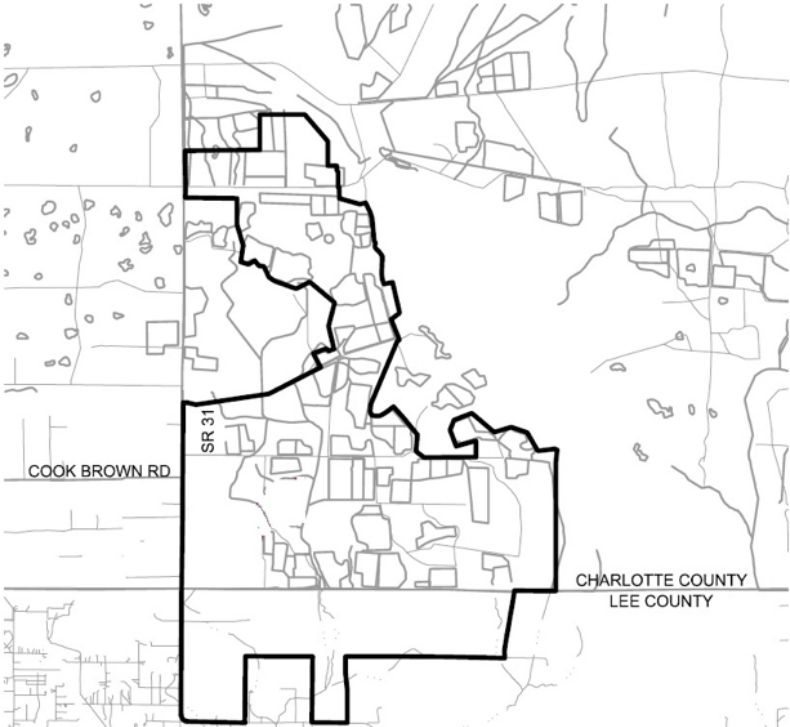
The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than twenty (20) annual installments subsequent to the issuance of debt to finance the improvements. These annual assessments will be collected on the Charlotte County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. All affected property owners have the right to appear at the public hearing and the right to file written objections with the District within twenty (20) days of the publication of this notice.

The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for independent special districts. The Board meeting and/or the public hearings may be continued in progress to a date and time certain announced at the meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, such person will need a record of the proceedings and should accordingly ensure that a verbatim record of the proceedings is made, which includes the testimony and evidence upon which such appeal is to be based.

Any person requiring special accommodations at the meeting or hearings because of a disability or physical impairment should contact the District Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770 for aid in contacting the District office.

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT
SR 31 OFFSITE IMPROVEMENTS



July 10, 17, 2020

Continued on Next Column

RESOLUTION 2020-16

A RESOLUTION OF THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT RESCINDING RESOLUTIONS 2020-09 AND 2020-10; DECLARING SPECIAL ASSESSMENTS; INDICATING THE LOCATION, NATURE AND ESTIMATED COST OF THOSE INFRASTRUCTURE IMPROVEMENTS WHOSE COST IS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE PORTION OF THE ESTIMATED COST OF THE IMPROVEMENTS TO BE DEFRAYED BY THE SPECIAL ASSESSMENTS; PROVIDING THE MANNER IN WHICH SUCH SPECIAL ASSESSMENTS SHALL BE MADE; PROVIDING WHEN SUCH SPECIAL ASSESSMENTS SHALL BE PAID; DESIGNATING LANDS UPON WHICH THE SPECIAL ASSESSMENTS SHALL BE LEVIED; PROVIDING FOR AN ASSESSMENT PLAT; ADOPTING A PRELIMINARY ASSESSMENT ROLL; PROVIDING FOR PUBLICATION OF THIS RESOLUTION.

WHEREAS, on May 21, 2020, the Board of Governors (the “Board”) of the Babcock Ranch Community Independent Special District (the “District”) adopted Resolution 2020-09 declaring special assessments in the amount of \$31,348,036 and Resolution 2020-10 setting a public hearing regarding such special assessments; and

WHEREAS, due changes to the development plan within the District, the Board desires to update the assessment methodology report to reflect the current development plan; and

WHEREAS, the Board has determined that it is in the best interest of the District to rescind Resolutions 2020-09 and 2020-10 and begin the assessment process to adopt alternative assessments; and

WHEREAS, the District is a local unit of special purpose government created and existing pursuant to Chapter 2007-306, Laws of Florida, as amended, (the “Act”) being situated in Charlotte County and Lee County, Florida; and

WHEREAS, as provided in the Act, the special purpose of the District is to plan, construct, maintain, operate, finance, and improve the provision of systems, facilities, and services necessary to meet the infrastructure needs of the District, including among other things, roadways; and

WHEREAS, the widening of SR 31 is needed to meet the existing roadway conditions and future growth and development of the District; and

WHEREAS, as authorized by the Board on March 23, 2017, the District is pursuing a State Infrastructure Bank (“SIB”) loan to design and construct the project in FY 2020 allowing the advancement of the roadway widening project; and

WHEREAS, Babcock Property Holdings, LLC, (the “Developer”) has committed to providing collected transportation fees to the District that will be used to pay back the SIB loan; and

WHEREAS, the District has committed to levy a special assessment in amounts sufficient to make the loan payments, in the event the transportation fees are not sufficient to cover the loan payments for any fiscal year's payment; and

WHEREAS, the Board hereby determines to undertake, install, plan, establish, construct or reconstruct, enlarge or extend, equip, acquire, operate, and/or maintain the infrastructure improvements (the “Improvements”) for the District and described in the District's Preliminary Engineer's Report dated June 17, 2020, attached hereto as **Exhibit A** and incorporated herein by reference; and

WHEREAS, in the event transportation fees are not sufficient to cover any fiscal year's loan payment, it is in the best interest of the District to pay the cost of the Improvements by special assessments pursuant to Chapter 2007-306, Laws of Florida, as amended, and Chapters 170 and 197, Florida Statutes, (the “Assessments”); and

WHEREAS, the District is empowered by Chapter 2007-306, Laws of Florida, as amended, Chapter 170, Supplemental and Alternative Method of Making Local Municipal Improvements, and Chapter 197, the Uniform Method for the Levy, Collection and Enforcement of Non-Ad Valorem Assessments, Florida Statutes, to finance, fund, plan, establish, acquire, construct or reconstruct, enlarge or extend, equip, operate, and maintain the Improvements and to impose, levy and collect the Assessments; and

WHEREAS, the District hereby determines that benefits will accrue to the property improved, the amount of those benefits, and that special assessments will be made in proportion to the benefits received as set forth in the Preliminary Offsite Road Improvement Special Assessment Methodology Report dated June 17, 2020, attached hereto as **Exhibit B** and incorporated herein by reference and on file at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431 (the “District Records Office”) and The Hive, 42891 Lake Babcock Drive, Room 211, Punta Gorda, Florida 33982 (the “District Local Records Office”); and

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

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT:

- Resolutions 2020-09 and 2020-10 are hereby rescinded.
 - Assessments shall be levied to defray the cost of the Improvements.
 - The nature and general location of, and plans and specifications for, the Improvements are described in Exhibit A, which is on file at the District Records Office and District Local Records Office. Exhibit B is also on file and available for public inspection at the same locations.
 - The total estimated cost of the Improvements is \$82,051,684 (the “Estimated Cost”).
 - The Assessments will defray approximately \$31,348,036, which includes a portion of the Estimated Cost.
 - The manner in which the Assessments shall be apportioned and paid is set forth in Exhibit B, including provisions regarding the collection of the Assessments in any fiscal year in which there is a projected shortfall of transportation fees or other contributed sources to cover the SIB loan payments.
 - The Assessments shall be levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon such improvements or specially benefitted thereby and further designated by the assessment plat hereinafter provided for.
 - There is on file, at the District Records Office, an assessment plat showing the area to be assessed, with certain plans and specifications describing the Improvements and the Estimated Cost of the Improvements, all of which shall be open to inspection by the public.
 - In accordance with the schedule provided in Table 4 of Exhibit B, the Assessments shall be paid in not more than (20) twenty annual installments. The Assessments may be payable at the same time and in the same manner as are ad-valorem taxes and collected pursuant to Chapter 197, Florida Statutes and Chapter 2007-306, Laws of Florida, as amended; provided, however, that in the event the uniform non ad-valorem assessment method of collecting the Assessments is not available to the District in any year, or if determined by the District to be in its best interest, the Assessments may be collected as is otherwise permitted by law.
 - The District Manager has caused to be made a preliminary assessment roll, in accordance with the method of assessment described in Exhibit B hereto, which shows the lots and lands assessed, the amount of benefit to and the assessment against each lot or parcel of land and the number of annual installments into which the assessment may be divided, which assessment roll is hereby adopted and approved as the District's preliminary assessment roll.
 - The Board shall adopt a subsequent resolution to fix a time and place at which the owners of property to be assessed or any other persons interested therein may appear before the Board and be heard as to the propriety and advisability of the assessments or the making of the Improvements, the cost thereof, the manner of payment therefore, or the amount thereof to be assessed against each property as improved.
 - The District Manager is hereby directed to cause this Resolution to be published twice (once a week for two (2) weeks) in a newspaper of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.
 - This Resolution shall become effective upon its passage.
- PASSED AND ADOPTED** this 25th day of June, 2020.
- ATTEST:**

/S/ Craig Wrathell
Secretary
Exhibit A: Preliminary Engineer's Report, date June 17 2020
Exhibit B: Preliminary Offsite Road Improvement Special Assessment Methodology Report, dated June 17, 2020
July 10, 17, 2020

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

/S/ Bill Vander May
Chair, Governing Board
date June 17 2020
20-00525T

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No. 20-520-CP
Division PROBATE
IN RE: ESTATE OF
RICHARD A. MCGRAW, A/K/A
RICHARD ALLEN MCGRAW
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 Richard A. McGraw, a/k/a Richard Allen McGraw, deceased, File Number 20-520-CP, by the Circuit Court for Charlotte County, Florida, Probate Division, the address of which is Charlotte County Justice Center, 350 E. Marion Avenue, Punta Gorda, FL 33950; that the decedent's

date of death was May 4, 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:

Name	Address
Ronald H. McGraw	20425 Holly Pines Lane Barhamsville, VA 23011
Terry R. McGraw	E 11922 Bent Tree Drive Baraboo, WI 53913

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

The date of first publication of this Notice is July 10, 2020.

Person Giving Notice:
Ronald H. McGraw
20425 Holly Pines Lane
Barhamsville, Virginia 23011
Attorney for Person Giving Notice:
Ellie K. Harris
Attorney for Ronald H. McGraw
Florida Bar Number: 0021671
Schwarz & Harris, P.A.
17841 Murdock Circle
Port Charlotte, Florida 33948
Telephone: (941) 625-4158
Fax: (941) 625-5460
E-Mail: e-service@schwarzlaw.net
Secondary E-Mail:
joy@schwarzlaw.net
July 10, 17, 2020 20-00530T

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386

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

Business Observer

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR CHARLOTTE
COUNTY, FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 19000406CA
QUICKEN LOANS INC.,
Plaintiff, vs.
STEPHEN BABCOCK AND CARIE
BABCOCK, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 11, 2020, and entered in 19000406CA of the Circuit Court of the TWENTIETH Judicial Circuit in and for Charlotte County, Florida, wherein QUICKEN LOANS INC. is the Plaintiff and STEPHEN BABCOCK; CARIE BABCOCK are the Defendant(s). ROGER D. EATON as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.charlotte.realforeclose.com, at 11:00 AM, on July 20, 2020, the following described property as set forth in said Final Judgment, to wit:
LOT 8, BLOCK K, CHARLOTTE PARK, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGES 90A TO 90C INCLUSIVE, IN THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
Property Address: 2801 LARK-SPUR DR, PUNTA GORDA, FL 33950
Any person claiming an interest in the surplus from the sale, if any, other than

the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.
IMPORTANT
AMERICANS WITH DISABILITIES ACT. If you are an individual with a disability who needs an accommodation in order to participate in a court proceeding or other court service, program, or activity, you are entitled, at no cost to you, to the provision of certain assistance. Requests for accommodations may be presented on this form, in another written format, or orally. Please complete the attached form and return it to jembury@ca.cjis20.org as far in advance as possible, but preferably at least seven (7) days before your scheduled court appearance or other court activity. Upon request by a qualified individual with a disability, this document will be made available in an alternate format. If you need assistance in completing this form due to your disability, or to request this document in an alternate format, please contact Jon Embury, Admin. Svc. Mgr., phone (941) 637-2110, e-mail jembury@ca.cjis20.org.
Dated this day of 7/8/2020.
ROGER D. EATON
As Clerk of the Court
By: (SEAL) R. Ellison
As Deputy Clerk

Submitted by:
Robertson, Anschutz & Schneid, P.L.
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
19-267888 - NaC
July 10, 17, 2020 20-00540T

SECOND INSERTION

NOTICE OF
FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TWENTIETH JUDICIAL CIRCUIT
IN AND FOR
CHARLOTTE COUNTY,
FLORIDA
GENERAL JURISDICTION
DIVISION
CASE NO. 18000871CA
DEUTSCHE BANK NATIONAL
TRUST COMPANY, AS TRUSTEE
FOR AMERIQUEST MORTGAGE
SECURITIES INC.,
ASSET-BACKED PASS-THROUGH
CERTIFICATES, SERIES 2005-R9,
Plaintiff, vs.
ROXANNE L. SEELEY-EIBE
A/K/A ROXANNE L. EIBE A/K/A
ROXANNE EIBE A/K/A ROXANNE
LYNETTE SEELEY, et al.,
Defendants.
NOTICE IS HEREBY GIVEN pursuant to the Order granting Cancel and Rescheduling Foreclosure Sale, entered May 11, 2020 in Case No. 18000871CA of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Charlotte County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for Ameriquest Mortgage Securities Inc., Asset-Backed Pass-Through Certificates, Series 2005-R9 is the Plaintiff and Roxanne L. Seeley-Eibe a/k/a Roxanne L. Eibe a/k/a Roxanne Eibe a/k/a Roxanne Lynette Seeley; Capital One Bank (USA), N.A. are the Defendants, that I will sell to the highest and best bidder for cash at, www.charlotte.realforeclose.com, beginning at 11:00AM on the 22nd day of July, 2020, the following described property as set forth in said Final Judgment, to wit:

LOT 23, BLOCK 2565, OF PORT CHARLOTTE SUBDIVISION, SECTION 29, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 5, PAGES 22A THROUGH 22E, IN THE PUBLIC RECORDS OF CHARLOTTE COUNTY, FLORIDA.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Jon Embury, Administrative Services Manager, whose office is located at 350 E. Marion Avenue, Punta Gorda, Florida 33950, and whose telephone number is (941) 637-2110, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Dated on 07/02/2020.

Roger Eaton
As Clerk of the Court
(SEAL) By: R. Ellison
As Deputy Clerk

Brock & Scott PLLC
2001 NW 64th St,
Suite 130
Ft. Lauderdale, FL 33309
Attorney for Plaintiff
Case No. 18000871CA
File No. 18-F00198
July 10, 17, 2020 20-00534T

SECOND INSERTION

NOTICE OF PUBLIC SALE
HALB, LLC gives notice and intent to sell, for nonpayment of storage fees the following vessel on 7/27/20 at 8:30 AM at 900 S. McCall Rd., Englewood FL, 34223. Said Company reserves the right to accept or reject any and all bids.
96 GDY by Jason T. Middleton
HIN# G DYM3381J596
July 10, 17, 2020 20-00538T

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
CHARLOTTE COUNTY,
FLORIDA
PROBATE DIVISION
File No.: 20-568-CP
Division: PROBATE
IN RE: ESTATE OF
EDNA THOMPSON
Deceased.
The administration of the estate of EDNA THOMPSON, deceased, whose date of death was March 20, 2020, is pending in the Circuit Court for CHARLOTTE County, Florida, Probate Division, the address of which is 350 E. Marion Ave., Punta Gorda, Florida 33950. 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 de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH 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 July 10, 2020.
Personal Representative:
Doris Marlene Moot
577 Portside Drive
North Port, Florida 34287
Attorney for
Personal Representative:
Mary A. Byrski, P.A., Attorney
Florida Bar Number: 0166413
MARY BYRSKI PA
25086 Olympia Ave., Suite 310
Punta Gorda, Florida 33950
Telephone: (941) 833-9262
Fax: (941) 833-9264
E-Mail: mary@byrskilaw.com
Secondary E-Mail:
kaye@byrskilaw.com
July 10, 17, 2020 20-00527T

SECOND INSERTION

BABCOCK RANCH COMMUNITY INDEPENDENT DISTRICT

NOTICE OF PUBLIC HEARING TO CONSIDER THE IMPOSITION OF OPERATIONS AND MAINTENANCE SPECIAL ASSESSMENTS, ADOPTION OF AN ASSESSMENT ROLL, AND THE LEVY, COLLECTION, AND ENFORCEMENT OF THE SAME; NOTICE OF POSSIBLE REMOTE PROCEDURES DURING PUBLIC HEALTH EMERGENCY DUE TO COVID-19; AND NOTICE OF REGULAR BOARD OF SUPERVISORS' MEETING.

Upcoming Public Hearing and Regular Meeting

The Board of Supervisors (“**Board**”) for the Babcock Ranch Community Independent Special District (“**District**”) will hold the following public hearing and a regular meeting:

DATE: July 30, 2020
TIME: 1:00 P.M.
LOCATION: The Hive
42891 Lake Babcock Drive, Room 211
Punta Gorda, Florida 33982

It is anticipated that the public hearing and meeting will take place at the location above. In the event that the COVID-19 public health emergency prevents the hearing and meeting from occurring in-person, the District may conduct the public hearing by telephone or video conferencing communications media technology pursuant to governmental orders, including but not limited to Executive Orders 20-52, 20-69 and 20-123, issued by Governor DeSantis, and any extensions or supplements thereof, and pursuant to Section 120.54(5)(b)2., Florida Statutes.
While it may be necessary to hold the above referenced public hearing and meeting utilizing communications media technology due to the current COVID-19 public health emergency, the District fully encourages public participation in a safe and efficient manner. To that end, anyone wishing to listen to and/or participate in the meeting can do so telephonically at 1-888-354-0094, Conference ID: 2144145. Participants are strongly encouraged to submit questions and comments to the District Manager's Office at wrathelle@whhassociates.com or by calling (561) 571-0010 by July 28, 2020 at 2:00 p.m., in advance of the meeting to facilitate the Board's consideration of such questions and comments during the meeting.
The public hearing is being held pursuant to Chapter 2007-306, Laws of Florida and Chapters 170, 189 and 197, Florida Statutes, to consider the imposition of operations and maintenance special assessments (“**O&M Assessments**”) upon the lands located within the District, to fund the Proposed Budget for Fiscal Year 2020/2021; to consider the adoption of an assessment roll; and, to provide for the levy, collection, and enforcement of assessments. At the conclusion of the hearing, the Board will, by resolution, levy O&M Assessments as finally approved by the Board. A Board meeting of the District will also be held where the Board may consider any other District business.

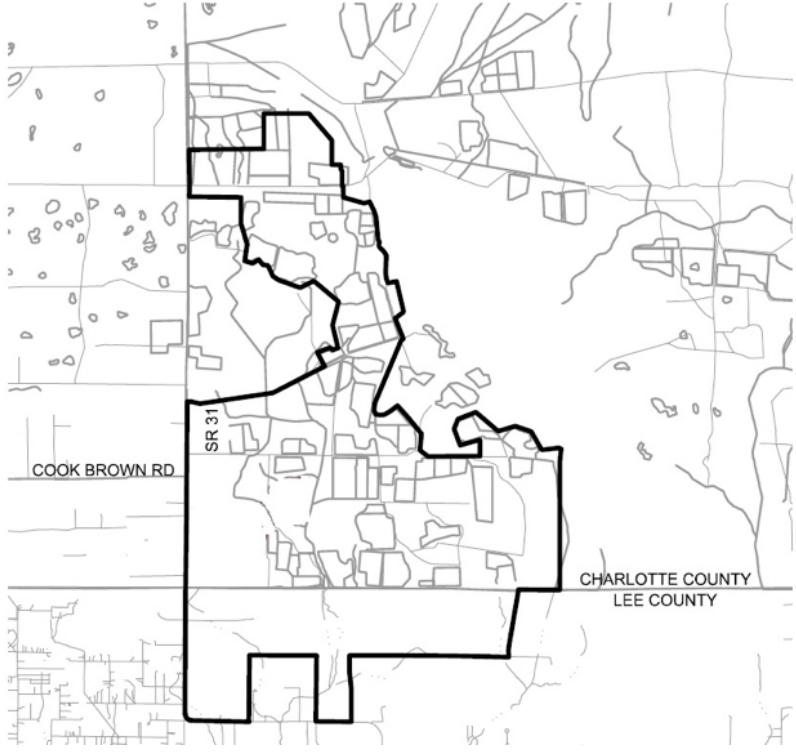
Description of Assessments
The District imposes O&M Assessments on benefitted property within the District for the purpose of funding the District's general administrative, operations, and maintenance budget. Pursuant to Section 170.07, Florida Statutes, a description of the services to be funded by the O&M Assessments, and the properties to be improved and benefitted from the O&M Assessments, are all set forth in the Proposed Budget. A geographic depiction of the property potentially subject to the proposed O&M Assessments is identified in the map attached hereto. The table below shows the schedule of the proposed O&M Assessments, which are subject to change at the hearing:

Land Use	Total # of Units /1,000 Sq. Ft./ Acres	ERU Factor	Proposed O&M Assessment (including collection costs / early payment discounts)
Current Residential	2,991	1 per unit	\$488.03 **
Future Residential*	16,509	1 per unit	\$26.58
Current Commercial	93,355	1 per 1,000 Sq. Ft.	\$488.03 **
Future Commercial*	2,906,645	1 per 1,000 Sq. Ft.	\$26.58
Electric Utility*	888	0.1 per acre	\$2.66
Plant Nursery*	10	1 per acre	\$26.58

*** Future Residential, Future Commercial, Electric Utility and Plant Nursery land use categories are proposed to be solely responsible for the District-wide administrative assessments**
**** After Developer Contribution**

The proposed O&M Assessments as stated include collection costs and/or early payment discounts, which Charlotte and/or Lee County (“**County**”) may impose on assessments that are collected on the County tax bill. Moreover, pursuant to Section 197.3632(4), *Florida Statutes*, the lien amount shall serve as the “maximum rate” authorized by law for O&M Assessments, such that no assessment hearing shall be held or notice provided in future years unless the assessments are proposed to be increased or another criterion within Section 197.3632(4), *Florida Statutes*, is met. Note that the O&M Assessments do not include any debt service assessments previously levied by the District and due to be collected for Fiscal Year 2020/2021.
For Fiscal Year 2020/2021, the District intends to have the County tax collector collect the assessments imposed on certain developed property, and will directly collect the assessments imposed on the remaining benefitted property by sending out a bill prior to, or during, November 2020. It is important to pay your assessment because failure to pay will cause a tax certificate to be issued against the property which may result in loss of title, or for direct billed assessments, may result in a foreclosure action, which also may result in a loss of title. The District's decision to collect assessments on the tax roll or by direct billing does not preclude the District from later electing to collect those or other assessments in a different manner at a future time.

Additional Provisions
The public hearing and meeting are open to the public and will be conducted in accordance with the provisions of Florida law. A copy of the Proposed Budget, proposed assessment roll, and the agenda for the hearing and meeting may be obtained at the offices of the District Manager, located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, Ph: (561) 571-0010 (“**District Manager's Office**”), during normal business hours or on the District's website at <https://www.babcockranchliving.com/153/Independent-Special-District>. The public hearing and meeting may be continued to a date, time, and place to be specified on the record at the hearing or meeting. There may be occasions when staff or board members may participate by speaker telephone.
Any person requiring special accommodations at this meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.
Please note that all affected property owners have the right to appear at the public hearing and meeting, and may also file written objections with the District Manager's Office within twenty days of publication of this notice. Each person who decides to appeal any decision made by the Board with respect to any matter considered at the public hearing or meeting is advised
July 10, 17, 2020

that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.
District Manager

RESOLUTION 2020-12
A RESOLUTION OF THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT DECLARING SPECIAL ASSESSMENTS TO FUND THE PROPOSED BUDGETS PURSUANT TO CHAPTERS 170, AND 197, FLORIDA STATUTES AND CHAPTER 2007-306, LAWS OF FLORIDA; SETTING PUBLIC HEARINGS; ADDRESSING PUBLICATION; ADDRESSING SEVERABILITY; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, pursuant to Resolution 2020-11, the Governing Board (“**Board**”) of the Babcock Ranch Community Independent Special District (“**District**”) has prior to July 15, 2020, approved proposed budgets (“**Proposed Budget**”) for the fiscal year beginning October 1, 2020 and ending September 30, 2021 (“**Fiscal Year 2020/2021**”); and
WHEREAS, it is in the best interest of the District to fund the administrative and operations services (together, “**Services**”) set forth in the Proposed Budget, a current copy of which is attached as **Exhibit A**, by levy of special assessments pursuant to Chapter 2007-306, Laws of Florida and Chapters 170 and 197, Florida Statutes (“**Assessments**”), as set forth in the preliminary assessment roll included within the Proposed Budget; and
WHEREAS, the District hereby determines that benefits would accrue to the properties within the District, as outlined within the Proposed Budget, in an amount equal to or in excess of the Assessments, and that such Assessments would be fairly and reasonably allocated as set forth in the Proposed Budget; and
WHEREAS, the Board has considered the proposed Assessments, and desires to set the required public hearings thereon;
NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT:
1. DECLARING ASSESSMENTS. The current form of the Proposed Budget, attached hereto as **Exhibit A**, is hereby approved for use in proceedings to levy and impose the Assessments. Pursuant to Chapter 2007-306, Laws of Florida and Chapters 170 and 197, Florida Statutes, the Assessments shall defray the cost of the Services in the total estimated amounts set forth in the Proposed Budget. The nature of, and plans and specifications for, the Services to be funded by the Assessments are described in the Proposed Budget and in the reports (if any) of the District Engineer, all of which are on file and available for public inspection at the “**District's Office**,” c/o Wrathell, Hunt and Associates, LLC, located at 2300 Glades Road #410W, Boca Raton, Florida 33431. The Assessments shall be levied within the District on all benefitted lots and lands, and shall be apportioned, all as described in the Proposed Budget and the preliminary assessment roll included therein. The preliminary assessment roll is also on file and available for public inspection at the District's Office. The Assessments shall be paid in one or more installments pursuant to a bill issued by the District in November of 2020, and pursuant to Chapter 170, Florida Statutes, or, alternatively, pursuant to the Uniform Method as set forth in Chapter 197, Florida Statutes.
2. SETTING PUBLIC HEARINGS. Pursuant to Chapter 2007-306, Laws of Florida and Chapters 170 and 197, Florida Statutes, public hearings on the Assessments are hereby declared and set for July 30, 2020 at 1:00 p.m. The hearing may be conducted remotely, pursuant to communications media technology and/or by telephone pursuant to Executive Orders 20-52, 20-69 and 20-123, issued by Governor DeSantis, as such orders may be extended, respectively, and pursuant to Section 120.54(5)(b)2., Florida Statutes. In the event that conditions allow the meeting to be held in person, it will be held at the following location:

LOCATION:
The Hive
42891 Lake Babcock Drive, Room 211
Punta Gorda, Florida 33982
3. PUBLICATION OF NOTICE. The District shall cause this Resolution to be published once a week for a period of two weeks in a newspaper of general circulation published in Charlotte County and Lee County. Additionally, notice of the public hearings shall be published in the manner prescribed in Florida law.
4. CONFLICTS; SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.
5. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.
PASSED AND ADOPTED THIS 25th DAY OF JUNE, 2020.
ATTEST:

/S/Craig Wrathell
Secretary

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT
By: /S/ Bill Vander May
Its: Chair

20-00526T