

PASCO COUNTY LEGAL NOTICES

FIRST INSERTION

LAKESHORE RANCH COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF BOARD OF SUPERVISORS MEETING

Notice is hereby given that a regular meeting of the Board of Supervisors of the Lakeshore Ranch Community Development District (the "District") will be held on Wednesday, February 10, 2021, at 6:30 p.m. at the Lakeshore Ranch Clubhouse, 19730 Sundance Lake Blvd., Land O' Lakes, Florida 34638. and via Zoom with the call-in number: +1 253 215 8782, the meeting ID: 842 7116 5302, and the password: 439519. The purpose of the meeting is to conduct any and all business coming before the Board of Supervisors.

Copies of the agenda may be obtained from the District Manager, DPFG Management & Consulting LLC, 250 International Parkway, Suite 280, Lake Mary, Florida 32746, Telephone (321) 263-0132, Ext. 738.

The meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued in progress without additional notice to a date, time, and place to be specified on the record at the meeting. There may be occasions when Staff and/or Supervisors may participate by speaker telephone.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's office at least forty-eight (48) hours before the meeting by contacting the District Manager at (321) 263-0132, Ext. 738. If you are hearing or speech impaired, please contact the Florida Relay Service at 711, for assistance in contacting the District Manager's office.

A person who decides to appeal any decision made at the meeting, with respect to any matter considered at the meeting, is advised that a record of the proceedings is needed 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 the appeal is to be based.

Lakeshore Ranch Community Development District
Patricia Comings-Thibault, District Manager
(321) 263-0132, Ext. 738
January 29, 2021

21-00169P

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 KSG (Karpp Spear Gaming) located at 6606 trichel lane, 1 in the City of New Port Richey, Pasco County, FL 34653 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 9th day of December, 2020. David Joseph Spear, Joseph Karpp
January 29, 2021

21-00166P

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 Serrano Law located at 25275 Wesley Chapel Boulevard in the City of Lutz, Pasco County, FL 33559 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida. Dated this 25th day of January, 2021. The Law Firm of Michael A. Serrano, Esq., P.A.
January 29, 2021

21-00171P

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that MICHAEL CORONA, OWNER, desiring to engage in business under the fictitious name of DENT PULL located at 7816 WAL-LABA LANE, NEW PORT RICHEY, FLORIDA 34653 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
January 29, 2021

21-00173P

FIRST INSERTION

Affordable Secure Storage – Hudson
Public Notice
Notice of Sale

Affordable Secure Storage-Hudson 8619 New York Ave. Hudson, FL. 34667 727-862-6016. Personal property consisting of household goods, boxes and other personal property used in home, office or garage will be sold or otherwise disposed of at public sale on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83. 806 & 83. 807. All items or spaces may not be available for sale. Cash only for all purchases & tax resale certificates required if applicable.

WH03: Ernie Pappas
AO6 : Crystal Adams
DO4 : Jeramy Harsh

Your GOODS WILL BE SOLD AT A ONLINE PUBLIC SALE
www.storage-treasures.com
February 13th, 2021 AT OR AFTER: 11:00 AM. EST.
Jan. 29; Feb. 5, 2021

21-00176P

HOW TO PUBLISH YOUR
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IN THE BUSINESS OBSERVER

CALL
941-906-9386

and select the appropriate County name from the menu option

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legal@businessobserverfl.com

Business
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LV10242

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
UCN: 512020CP001867CPAXWS
IN RE: ESTATE OF
PATRICIA A. COONEY, also
known as PATRICIA COONEY
Deceased.

The administration of the estate of PATRICIA A. COONEY, also known as PATRICIA COONEY, deceased, whose date of death was October 30, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 29, 2021.

STACEY ANNE COONEY
P.O. Address: 1620 Stipule Court, Trinity, FL 34655
Personal Representative
Florida Bar No. 330061
SPN 002142
Attorneys for Personal Representative
JOHN FITZGERALD CORREA, PLLC
275 96TH AVENUE NORTH SUITE 6
ST. PETERSBURG, FL 33702
Telephone: (727) 577-9876
Email Addresses:
jcorrealaw@tampabay.rr.com
Jan. 29; Feb. 5, 2021

21-00158P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-21-CP-0065-ES
Section: A
IN RE: ESTATE OF
DALE MARTIN AKA
DALE TODD MARTIN
Deceased.

The administration of the estate of Dale Martin aka Dale Todd Martin, deceased, whose date of death was November 24, 2020, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED 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 JANUARY 29, 2021.

Personal Representative:
Suzanne Greiner
12334 Tarpon Springs Road
Odessa, FL 33556
Attorney for Personal Representative:
David C. Gilmore, Esq.
11169 Trinity Blvd.
Trinity, FL 346535
dgcg@davidgilmorelaw.com
karen@davidgilmorelaw.com
(727) 849-2296
FBN 323111
Jan. 29; Feb. 5, 2021

21-00175P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP000054CPAXES
X Section
IN RE: ESTATE OF
SEAN MICHAEL MYERS
A/K/A SEAN M. MYERS
Deceased.

The administration of the estate of SEAN MICHAEL MYERS A/K/A SEAN M. MYERS, deceased, whose date of death was November 25, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654-5598. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is JANUARY 29, 2021.

Amanda Markiewicz
Personal Representative
4415 Dylan Loop, Unit 177, Land O' Lakes, FL 34639
Dennis R. Deloach, III
Attorney for Personal Representative
Florida Bar Number: 0180025
8640 Seminole Boulevard, Seminole, FL 33772
Telephone: (727) 397-5571
Fax: (727) 393-5418
E-Mail: rdeloach@dhclaw.com
Secondary E-Mail:
rbrandt@dhclaw.com
Jan. 29; Feb. 5, 2021

21-00159P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-CP-001574
IN RE: ESTATE OF
DEBORAH Y. ROSE,
Deceased.

The administration of the estate of Deborah Y. Rose, deceased, whose date of death was June 12, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Attn: Probate Department, P.O. Box 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 29, 2021.

Personal Representative:
Matthew E. Chope
1 Beach Drive SE; Unit 1014
St. Petersburg, Florida 33701
Attorney for Personal Representative:
Ryan M. Schmidt, Esq.
Florida Bar No. 95731
Coats Schmidt, P.A.
4055 Central Ave.
St. Petersburg, FL 33713
Phone: (727) 456-4462
Jan. 29; Feb. 5, 2021

21-00163P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2020-CP-1736-WS
Division I
IN RE: ESTATE OF
MARY KEARNS aka
MARY MARGARET KEARNS
Deceased.

The administration of the estate of MARY KEARNS aka MARY MARGARET KEARNS, deceased, whose date of death was August 14, 2019, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 29, 2021.

Personal Representative:
KATHLEEN KEARNS
2017 S. OCEAN DR., APT. 208
HALLANDALE BEACH, Florida 33009
DONALD R. PEYTON
Attorney
Florida Bar Number: 516619; SPN #63606
7317 Little Road
New Port Richey, FL 34654
Telephone: (727) 848-5997
Fax: (727) 848-4072
E-Mail: peytonlaw@yahoo.com
Secondary E-Mail:
peytonlaw2@gmail.com
Jan. 29; Feb. 5, 2021

21-00164P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2019CP001205CPAXES
IN RE: ESTATE OF
ANTON GEORG NOICHL,
Deceased.

The administration of the estate of ANTON GEORG NOICHL, deceased, whose date of death was May 11, 2016, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Attn: Probate, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: January 29, 2021.

M. Brandon Robinson, Esq.
Personal Representative
3119 Manatee Avenue West
Bradenton, FL 34205
M. Brandon Robinson, Esq.
Attorney for Personal Representative
Florida Bar No. 0119364
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: brobinson@barneswalker.com
Jan. 29; Feb. 5, 2021

21-00165P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP000020CPAXWS
Division I
IN RE: ESTATE OF
BEULAH H. WOLF
AKA BEULAH
HENSON WOLF
Deceased.

The administration of the estate of BEULAH H. WOLF aka BEULAH HENSON WOLF, deceased, whose date of death was October 1, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 29, 2021.

Personal Representative:
ALICE ANN STURGEON
65 Blose Court
Springboro, Ohio 45066
Attorney for Personal Representative:
BARBARA A. EPSTEIN, ESQ.
Attorney
Florida Bar Number: 917265
BARBARA A. EPSTEIN & ASSOCIATES, P.A.
P.O. Box 847
New Port Richey, Florida 34656-0847
Telephone: (727) 845-8433
Fax: (727) 475-9822
E-Mail: barbeps@msn.com
peytonlaw2@gmail.com
Jan. 29; Feb. 5, 2021

21-00161P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 20-CP-1767
IN RE: ESTATE OF
JOANN KRAFT,
Deceased.

The administration of the estate of JOANN KRAFT, deceased, whose date of death was August 7, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is January 29, 2021.

LISA ORTEGA, Petitioner
55 West Church St., Ste. 3017
Orlando, Florida 32801
Harry P. Teichman, Esq. (FBN 157211)
Older, Lundy, Alvarez & Koch
1000 W. Cass St.
Tampa, FL 33606
Ph.: 813-254-8998
Fax: 813-839-4411
HTeichman@OLAlaw.com
Attorney for Petitioner
Jan. 29; Feb. 5, 2021

21-00160P

SAVE
TIME

E-mail your Legal Notice
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LV10175

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2019CA000470CAAXWS TIAA FSB, Plaintiff, vs. KIM M. HAYNES; BRENT HAYNES; et al., Defendant(s). NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on December 3, 2020 in Civil Case No. 2019CA000470CAAXWS, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, TIAA FSB is the Plaintiff, and KIM M. HAYNES; BRENT HAYNES; BEACON WOODS EAST HOMEOWNERS' ASSOCIATION, INC; BEACON WOODS EAST MASTER ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN	INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco.realforeclose.com on February 23, 2021 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 548, RAVENSWOOD VILLAGE UNIT 1, ACCORDING TO PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, PASCO COUNTY FLORIDA, PLAT BOOK 19, PAGES 62-67. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd.,	New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 21 day of January, 2021. ALDRIDGE PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue Suite 200 Delray Beach, FL 33445 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2021-01-21 15:31:37 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1415-085B Jan. 29; Feb. 5, 2021 21-00155P

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2017CA002776CAAXES HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series 2007-3, Plaintiff, vs. John Rello a/k/a John J. Rello, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2017CA002776CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series 2007-3 is the Plaintiff and John Rello a/k/a John J. Rello; Alisa Rello a/k/a Alisa A. Rello; Law Offices of Gerald R. Della Torre are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com , beginning at 11:00 AM on the 15th day of February, 2021, the following described property as set forth in said Final Judgment, to wit: LOT 5, A PORTION OF TRACTS 6 AND 7 AND THAT PORTION OF THE VACATED RIGHT-OF-WAY LYING BETWEEN TRACTS 6 AND 7, OF ZEPHYRHILLS COLONY COMPANY LANDS, IN SECTION 27, TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF	SECTION 27, TOWNSHIP 25 SOUTH, RANGE 21 EAST, IN PASCO COUNTY, FLORIDA, RUN SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 1262.18 FEET ALONG THE NORTH BOUNDARY OF SAID SECTION 27; THENCE SOUTH 00 DEGREES 10 MINUTES 16 SECONDS WEST, 15.00 FEET TO A POINT OF THE NORTH LINE OF TRACT 7 FOR A POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 150.00 FEET ALONG THE NORTH LINE OF TRACTS 6 AND 7; THENCE SOUTH 00 DEGREES 10 MINUTES 16 SECONDS WEST, 290.40 FEET; THENCE NORTH 89 DEGREES 48 MINUTES 12 SECONDS WEST, 150.00 FEET; THENCE NORTH 00 DEGREES 10 MINUTES 16 SECONDS EAST, 290.40 FEET TO THE POINT OF BEGINNING. AND BEING TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS IN COMMON WITH OTHERS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 27; RUN SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, ALONG THE NORTH BOUNDARY OF SAID SECTION 27, 1262.18 FEET; THENCE SOUTH 00 DEGREES 10 MINUTES 16 SECONDS WEST, 25.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF BAILEY HILL ROAD FOR A POINT OF BEGINNING OF EASEMENT; THENCE CONTINUE SOUTH 00 DEGREES 10 MINUTES 16 SECONDS WEST, 906.22 FEET; THENCE NORTH 89 DEGREES 48 MINUTES 12 SECONDS WEST, 60.00 FEET; THENCE NORTH	00 DEGREES 10 MINUTES 16 SECONDS EAST, 906.22 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF BAILEY HILL ROAD; THENCE SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 60.00 FEET TO THE POINT OF BEGINNING; SAID EASEMENT BEING A PORTION OF TRACTS 7, 10 AND 23 OF THE ABOVE DESCRIBED ZEPHYRHILLS COLONY COMPANY LANDS Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 25th day of January, 2021. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Julie Anthonius Julie Anthonius, Esq. Florida Bar No. 55337 File # 14-F02617 Jan. 29; Feb. 5, 2021 21-00167P

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

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Business Observer

IV10161

FIRST INSERTION		
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2019CA003672CAAXWS US BANK, NA AS TRUSTEE RELATING TO THE CHEVY CHASE FUNDING LLC MORTGAGE BACKED CERTIFICATES, SERIES 2004-4, Plaintiff, vs. MARIA TERESA FRENCH, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 7, 2021 in Civil Case No. 2019CA003672CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein US BANK, NA AS TRUSTEE RELATING TO THE CHEVY CHASE FUNDING LLC MORTGAGE BACKED CERTIFICATES, SERIES 2004-4 is Plaintiff and MARIA TERESA FRENCH, et al., are Defendants, the Clerk of Court, NIKKI ALVAREZ-SOWLES, ESQ., will sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 16th day of February 2021 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 31, Briarwoods Phase 2, according to the plat thereof as re-	corded in Plat Book 19, Pages 101 through 103, of the Public Records of Pasco County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 6708318 18-00814-3 Jan. 29; Feb. 5, 2021 21-00157P	

FIRST INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2018-CA-003281-CAAX-WS U.S. BANK NATIONAL ASSOCIATION, NOT INDIVIDUALLY BUT SOLELY AS TRUSTEE FOR BLUEWATER INVESTMENT TRUST 2017-1, Plaintiff, v. ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST KAREN A. MALLUCK, DECEASED; JEFFREY R. MEYER, et. al, Defendants. NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on January 14, 2021 and entered in Case No. 2018-CA-003281 in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein JEFFREY R. MEYER; ALL UNKNOWN HEIRS, BENEFICIARIES, LEGATEES, DEVISEES, PERSONAL REPRESENTATIVES, CREDITORS AND ANY OTHER PERSON CLAIMING BY, THROUGH, UNDER OR AGAINST KAREN A. MALLUCK, DECEASED; J & K LAND TRUST; JEFFREY R. MEYER AS TRUSTEE OF J & K LAND TRUST; UNKNOWN SPOUSE OF JEFFREY R. MEYER N/K/A DEBRA MEYER; KAREN LYONS; MICHAEL ARENA; UNKNOWN TENANT #1 N/K/A BRANDON SAINZ; and UNKNOWN TENANT #2 N/K/A BRANDY SAINZ, are the Defendants. The Clerk of the Court, Nikki Alvarez-Sowles, will sell to the highest bidder for cash at https://www.pasco.realforeclose.com On February 23, 2021 at 11:00 AM, following described real property as set forth in said Final Judgment, to wit:	LOT 2195, EMBASSY HILLS UNIT FOURTEEN, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 51, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. and commonly known as 8906 Farmington Lane, New Port Richey, FL 34668 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. IMPORTANT "IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS AN ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT: PUBLIC INFORMATION DEPT., PASCO COUNTY GOVERNMENT CENTER 7530 LITTLE RD. NEW PORT RICHEY, FL 34654 PHONE: 727.847.8110 (VOICE) IN NEW PORT RICHEY 352.521.4274, EXT 8110 (VOICE) IN DADE CITY OR 711 FOR THE HEARING-IMPAIRED CONTACT SHOULD BE INITIATED AT LEAST SEVEN DAYS BEFORE THE SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN SEVEN DAYS." WITNESS my hand and the seal of the court on January 21, 2021. By: /s/ Tara L. Rosenfeld Tara L. Rosenfeld, Esq. Florida Bar No. 0059454 fcpleadings@ghidottiberger.com GHIDOTTI BERGER LLP 1031 North Miami Beach Blvd North Miami Beach, FL 33162 Telephone: (305) 501.2808 Facsimile: (954) 780.5578 Jan. 29; Feb. 5, 2021 21-00156P	

FIRST INSERTION		
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION CASE NO.: 51-2019-CA-003318-ES U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, JOSEPH M. PEON A/K/A JOSEPH M. PEON JR., DECEASED, et al, Defendant(s). NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated January 6, 2021, and entered in Case No. 51-2019-CA-003318-ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which U.S. Bank National Association, is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Joseph M. Peon a/k/a Joseph M. Peon Jr., deceased, Florida Housing Finance Corporation, Lisa Hacker, are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pasco.realforeclose.com , Pasco County, Florida at 11:00 am on the March 8, 2021 the following described property as set forth in said Final Judgment of Foreclosure:	TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE SOUTH 15 FEET OF THE NORTH 180 FEET OF THE EAST 225 FEET OF SAID TRACT 37. PARCEL ID# 15-26-21-0030-03700-0102 AND PARCEL 3: THE SOUTH 15 FEET OF THE NORTH 180 FEET OF THE WEST 75 FEET OF THE EAST 300 FEET OF TRACT 37, IN SECTION 15, TOWNSHIP 26 SOUTH, RANGE 21 EAST, ZEPHYRHILLS COLONY COMPANY LANDS, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; SUBJECT TO EASEMENT FOR THE BENEFIT OF THE PUBLIC FOR INGRESS AND EGRESS OVER AND ACROSS THE SAME; TOGETHER WITH EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE WEST 650 FEET OF THE SOUTH 30 FEET OF THE NORTH 180 FEET OF SAID TRACT 37. PARCEL ID# 15-26-21-0030-03700-0021 A/K/A 37420 LEA AVE, ZEPHYRHILLS FL 33541 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the Clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 25th day of January, 2021. By: /s/ Lauren Heggstad Lauren M. Heggstad, Esq. FLORIDA BAR NO.: 85039 ALBERTELLI LAW P.O. Box 23028 Tampa, FL 33623 Tel: (813) 221-4743 Fax: (813) 221-9171 eService: servealaw@albertellilaw.com LMH/19-019686 Jan. 29; Feb. 5, 2021 21-00153P	

FIRST INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512019CP001036CPAXWS Adversary Proceeding IN RE: ESTATE OF DIMITRIOS E. HARITOS YELIZAVETA MUKOLAIVNA HARITOS, Petitioner, v. ANASTASIA N. MAGGI and ANGELO HARITOS, Respondents. The administration of the estate of DIMITRIOS E. HARITOS, Case No. 512019CP001036CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this Notice is January 29, 2021. Personal Representative: Anastasia N. Maggi 1120 Landau Street Holiday, FL 34690 Attorney for Personal Representative: Taso M. Milonas Florida Bar No. 469858 Taso M. Milonas, P.A. 1348 Fruitville Road, Suite 202 Sarasota, Florida 344236 Telephone: (941) 954-5410 Facsimile: (941) 954-5490 Primary E-mail: tmilonas@wealthlawgroup.com Secondary E-mail: service@wealthlawgroup.com Jan. 29; Feb. 5, 2021 21-00162P		
FIRST INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 20-CP-001549-AXES IN RE: ESTATE OF ROSEMARIE CINTRON, Deceased. The administration of the estate of ROSEMARIE CINTRON deceased, whose date of death was September 16, 2020 is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: January 29, 2021. JASON BAERGA Personal Representative 18410 Cypress Bay Parkway Land O' Lakes, FL 34638 JAMES P. HINES, JR. Attorney for Personal Representative Florida Bar No. 061492 Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: jhinesjr@hnh-law.com Jan. 29; Feb. 5, 2021 21-00168P		

FIRST INSERTION

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

Case No.
512018CA000514CAAXWS
U.S. Bank Trust, N.A. as Trustee For
LSF11 Master Participation Trust,
Plaintiff, vs.
Kelly M. Miglicio-McDonald A/K/A
Kelly M. Miglicio, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant
to the Final Judgment and/or Order
Rescheduling Foreclosure Sale, entered
in Case No. 512018CA000514CAAXWS
of the Circuit Court of the SIXTH
Judicial Circuit, in and for Pasco
County, Florida, wherein U.S. Bank
Trust, N.A. as Trustee For LSF11 Master
Participation Trust is the Plaintiff and
Kelly M. Miglicio-McDonald A/K/A
Kelly M. Miglicio; Nature's Hideaway
Master Association, Inc.; Nature's
Hideaway Phase 1B Homeowners
Association, Inc.; YH SOL Holdings
LLC; Sean M. McDonald; Unknown
Tenant in the Possession of the Subject
Property are the Defendants, that Nikki
Alvarez-Sowles, Pasco County Clerk
of Court will sell to the highest and
best bidder for cash at, www.pasco.
realforeclose.com, beginning at 11:00
AM on the 18th day of February, 2021,
the following described property as set
forth in said Final Judgment, to wit:

LOT 8, NATURE'S HIDEAWAY,
PHASE 1-B, ACCORDING TO
THE PLAT THEREOF AS RE-
CORDED IN PLAT BOOK 24
PAGES 125 THROUGH 129, OF

THE PUBLIC RECORDS OF
PASCO COUNTY, FLORIDA

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

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

Dated this 22nd day of January,
2021.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
2001 NW 64th St,
Suite 130
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 6133
Fax: (954) 618-6954
FLCourtDoes@brockandscott.com
By /s/ Mehwish Yousuf
Mehwish Yousuf, Esq.
Florida Bar No. 92171
File # 20-F01200
Jan. 29; Feb. 5, 2021 21-00154P



Are there different types
of legal notices?

Simply put, there are two basic types
- Warning Notices and Accountability
Notices.

Warning notices inform you when
government, or a private party
authorized by the government, is
about to do something that may
affect your life, liberty or pursuit of
happiness. Warning notices typically
are published more than once over a
certain period.

Accountability notices are designed
to make sure citizens know details
about their government. These
notices generally are published one
time, and are archived for everyone
to see. Accountability is key to
efficiency in government.

VIEW NOTICES ONLINE AT
Legals.BusinessObserverFL.com

To publish your legal notice call:
941-906-9386

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000197TDAXXX NOTICE IS HEREBY GIVEN, That VINMAS HOLDINGS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1601588 Year of Issuance: 06/01/2017 Description of Property: 04-25-16-0100-00000-0170 LEISURE BEACH UNIT 6 PB 16 PG 50 LOT 17 OR 5070 PG 1155 Name(s) in which assessed: KATHERINE ANN BRINKMAN All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00130P	

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000156TDAXXX NOTICE IS HEREBY GIVEN, That ELEVENTH TALENT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1607540 Year of Issuance: 06/01/2017 Description of Property: 05-24-18-0010-00000-0510 LEISURE HILLS UNREC LOT 51 N 1/2 OF SW 1/4 OF SW 1/4 OF NW 1/4 OF SW 1/4 LESS E 25 FT FOR RD R/W OR 9414 PG 2951 Name(s) in which assessed: TOMMY JOE BRISSEY All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00100P	

OFFICIAL
COURTHOUSE
WEBSITES:

MANATEE COUNTY:
manateeclerk.com

SARASOTA COUNTY:
sarasotaclerk.com

CHARLOTTE COUNTY:
charlotte.realforeclose.com

LEE COUNTY:
leeclerk.org

COLLIER COUNTY:
collierclerk.com

HILLSBOROUGH COUNTY:
hillsclerk.com

PASCO COUNTY:
pasco.realforeclose.com

PINELLAS COUNTY:
pinellasclerk.org

POLK COUNTY:
polkcountyclerk.net

ORANGE COUNTY:
myorangeclerk.com

Check out your notices on: floridapublicnotices.com

Business
Observer

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000184TDAXXX NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1610986 Year of Issuance: 06/01/2017 Description of Property: 01-26-21-0010-05400-0120 ZEPHYRHILLS COLONY COM- PANY LANDS PB 1 PG 55 POR OF TRACT 54 IN SECTION 1 DESC AS EAST 40 FT OF FOL- LOWING DESC COM AT SW COR OF EAST 1/2 OF TRACT 54 TH EAST 165 FT FOR POB TH NORTH 165 FT THE EAST 82.50 FT TH SOUTH 165 FT TH WEST 82.50 FT TO POB & TOG WITH SOUTH 7.5 FT OG VAC R/W LY- ING NLY OF SAID PARCEL PER OR 228 PG 576 OR 4982 PG 383 OR 7336 PG 1162 Name(s) in which assessed: DONNA J VANN VALAREE VANN All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00120P	

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000155TDAXXX NOTICE IS HEREBY GIVEN, That WOODY DEVELOPMENT CORPORATION, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1201033 Year of Issuance: 06/01/2013 Description of Property: 34-24-21-0000-15700-0000 NORTH 220 FT OF E1/2 OF SW1/4 OF SW1/4 LYING EAST OF FT KING RD & NORTH 220 FT OF W1/2 OF SE1/4 OF SW1/4 & EXC PCLS DESC IN 6394/161 & 6394/83 & 6394/267 & 6394/113 & 6409/1262 & 6426/1596 & 6457/50 & 6472/1878 & 6468/589 & 6457/33 & 6547/1771 & 6620/888 & 6521/ 1985 & 6522/78 & 6696/1781 & 6704/1022 & 6743/1398 & 6743/ 1489 & 6820/1385 & 6814/1479 & 6808/207 & 6806/1954 & 6787/ 968 & 6814/1508 & 6901/522 & 6901/701 & 6922/993 & 6922/989 & 6547/1771 & 6922/995 & 7024/ 248 & 7049/359 & 7101/80 & 7110/976 & 7110/1245 & 7101/200 & 7291/817 & 7291/850 & 7291/878 & 7291/1039 & 7375/ 291 & 7375/26 & 7375/394 & 7375/409 & 7518/1075 & 7533/ 327 & 7533/343 & 7533/297 SUB- JECT TO INGRESS/EGRESS DRAINAGE & UTILITIES ESMT PER 7687/1227 OR 5202 PG 1052 Name(s) in which assessed: BELL HARBOR LLC All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00099P	

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 Application for Tax Deed 2020XX000105TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1606689 Year of Issuance: 06/01/2017 Description of Property: 15-25-17-0070-10000-0110 MOON LAKE ESTATES UNIT 7 PB 4 PGS 96 & 97 LOTS 11 & 12 BLOCK 100 OR 7550 PG 1444 Name(s) in which assessed: LONNIE D STAFFORD All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00096P	

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000162TDAXXX NOTICE IS HEREBY GIVEN, That CCK INVESTING LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1306280 Year of Issuance: 06/01/2014 Description of Property: 16-25-17-0090-14400-0230 MOON LAKE ESTATES UNIT 9 PB 4 PGS 101-102 LOTS 23 & 24 BLOCK 144 OR 3912 PG 1569 Name(s) in which assessed: SARA MORGAN HUBBARD All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00103P	

NOTICE OF ACTION
IN THE COUNTY COURT FOR
PASCO COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.:
2020CC001639CCAXES
LAKE COMO CO-OP, INC.,
Plaintiff, v.
LEROY HARVEY FIGLESTHALER,
RAYMOND T. FIGLESTHALER,
AMY S. FIGLESTHALER, and
any and all unknown heirs and
beneficiaries of the ESTATE OF
LEROY HARVEY FIGLESTHALER,
deceased, and all those claiming
by, through, under or against him,
including UNKNOWN PERSONS
IN POSSESSION, and NANCY
FRAILEY, individually as heir or
beneficiary of JOHN R. FRAILEY
and LORETTA M. FRAILEY and as
Successor Trustee to the JOHN
R. FRAILEY and LORETTA M.
FRAILEY TRUST,
Defendants.
TO: AMY S. FIGLESTHALER
YOU ARE NOTIFIED that an action
for eviction of a mobile home tenant,
money judgment and statutory lien
regarding one (1) 1971 mobile home,
VIN# 71521952, Title# 4600388 lo-
cated on Lot 452, commonly known as
1687 Dorothy Blvd., Lutz, FL 33558,
of Plaintiffs real property located at
20500 Cot Road, Lutz, Pasco County,
Florida 33558, has been filed against
you and you are required to serve a
copy of your written defenses, if any, to
it on Jonathan James Damonte, B.C.S.,
the Plaintiffs attorney, whose address is
12110 Seminole Blvd., Largo, FL 33778,
on or before January 19, 2021 and file

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000096TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1510251 Year of Issuance: 06/01/2016 Description of Property: 08-26-16-0030-16800-0010 NEW PORT RICHEY PB 4 PG 49 LOT 1 BLK 168 OR 1541 PG 1998 Name(s) in which assessed: ESTATE OF SOCORRO R BETANCOURT All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00095P	

SECOND INSERTION	
Notice of Application for Tax Deed 2020XX000094TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1304360 Year of Issuance: 06/01/2014 Description of Property: 11-24-18-0020-00D00-0230 TROJANTOWN UNIT 2 PB 6 PGS 45 LOTS 23-25 INCL BLOCK D OR 6602 PG 1058 Name(s) in which assessed: DONALD E STEINER All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00093P	

the original with the Clerk of this court
either before on Plaintiff's attorney or
immediately thereafter; otherwise a de-
fault will be entered against you for the
relief demanded in the Complaint.
If you are a person with a disabili-
ty who needs an accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact: Pasco County Customer
Service Center, 8731 Citizens Drive,
New Port Richey, FL 34654, Phone:
727.847.2411 (voice) or the Pasco Coun-
ty Risk Management Office, 7536 State
Street, New Port Richey, FL 34654,
727.847.8028 (voice), 352.521.4274, ext
8110 (voice) in Dade City at least seven
(7) days before your scheduled court ap-
pearance, or immediately upon receiv-
ing this notification if the time before
the scheduled appearance is less than
7 days; if you are hearing or voice im-
paired, call 711.
The court does not provide trans-
portation and cannot accommodate
such requests. Persons with disabilities
needing transportation to court should
contact their local public transportation
providers for information regarding
transportation services.
DATED ON Dec 14, 2020.
NIKKI ALVAREZ-SOWLES, ESQ.
Clerk of the Circuit Court -
Pasco County
7530 Little Road
New Port Richey, FL 34654
(352)521-4274
As Clerk of Court
By: Kelly Jeanne Symons
Deputy Clerk
Jan. 8, 15, 22, 29, 2021 21-00019P

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Business
Observer

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000157TDAXXX NOTICE IS HEREBY GIVEN, That ELEVENTH TALENT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1606749 Year of Issuance: 06/01/2017 Description of Property: 16-25-17-0020-00000-1060 MOON LAKE ESTATES UN-RECORDED PLAT TRACT 106 DESC AS COM AT SW COR LOT 85 BLOCK 144 MOON LAKE ESTATES UNIT TWELVE PB 5 PGS 151 152 & 153 TH N87DEG57' 35"W 50.24 FT TH N07DEG37'40"E 330.0 FT FOR POB TH N87DEG57' 35"W 660.0 FT TH N07DEG37'40"E 330.0 FT TH S87DEG57'35"E 660.0 FT TH S07DEG37'40"W 330.0 FT TO POB Name(s) in which assessed: KEVIN FORD All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com , on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021
21-00101P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000095TDAXXX NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1507958 Year of Issuance: 06/01/2016 Description of Property: 09-25-16-0760-00000-1850 PINELAND PARK UNRECORDED PLAT LOT 185 BEING POR OF TR 39 OF PORT RICHEY LAND COMPANY SUB PB 1 PG 61 FURTHER DESC AS COM NE COR OF TR 38 TH ALG N LN TR 38 N89DEG51' 56"W 443.06 FT TH S00DEG21' 13"W 220 FT FOR POB TH N89DEG51' 58"W 50 FT TH S00DEG21'13"W 110 FT TH S89DEG 51' 58"E 50 FT TH N00DEG21' 13"E 110 FT TO POB OR 7383 PG 490 Name(s) in which assessed: THIMOTHY S PASSMORE DECEASED All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com , on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021
21-00094P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000175TDAXXX NOTICE IS HEREBY GIVEN, That TLGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1608190 Year of Issuance: 06/01/2017 Description of Property: 14-26-18-0000-01400-0111 NORTH 100 FT OF SOUTH 300 FT OF FOLL DESC PARCEL BEGIN SE COR OF NW1/4 OF SW1/4TH S89DEG 47'59"W 425.73 FT TH N01DEG 51'47"E 739.54 FT TH N89DEG44' 31"E 397.99 FT TO E LINE OF NW1/4 OF SW1/4 TH S00DEG17' 13"E 739.46 FT TO POB SUBJECT TO AN EASEMENT OVER THE WEST 15 FT FOR INGRESS & EGRESS OR 5419 PG 139 OR 6994 PG 298 Name(s) in which assessed: WESLEY DAVIES TRUSTEE DEBRAH ELLIOT MITCHELL ROAD TRUST All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com , on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021
21-00112P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 20-CP-1547-WS Division I IN RE: ESTATE OF MARY LOUISE BOTKIN Deceased. The administration of the estate of Mary Louise Botkin, deceased, whose date of death was August 10, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 MO RE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 22, 2021. Personal Representative: Sara Ann Carter 3342 Chickadee Drive Holiday, Florida 34690 Attorney for Personal Representative: Richard A. Venditti, Esquire Florida Bar Number: 280550 500 East Tarpon Avenue Tarpon Springs , FL 34689 Telephone: (727) 937-3111 Fax: (727) 938-9575 E-Mail: Richard@tarponlaw.com Secondary E-Mail: Adrian@tarponlaw.com January 22, 29, 2021
21-00140P

SECOND INSERTION
NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-21-CP-59-WS Division J IN RE: ESTATE OF ROSEANN STEFANOPOULOS 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 Roseann Stefanopoulos, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654; that the decedent's date of death was November 26, 2020; that the total value of the estate is \$63,657.00 and that the names and addresses of those to whom it has been assigned by such order are: NAME ADDRESS Demetrios Stefanopoulos as Trustee of "Stefanopoulos Family Living Trust" dated 11/21/02 10221 Peoples Loop Port Richey, Florida 34668 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 January 22, 2021. Persons Giving Notice: Demetrios Stefanopoulos 10221 Peoples Loop Port Richey, Florida 34668 Attorney for Persons Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, samantha@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 January 22, 29, 2021
21-00138P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION FILE NUMBER 512021CP000028CPAXWS IN RE: ESTATE OF ANNE GUFFAIN Deceased. The administration of the Estate of ANNE GUFFAIN, Deceased, whose date of death was November 11, 2020; is pending in the Citcuit Court for Pasco County, Florida, Probate Division; File Number 512021CP000028CPAXWS; the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Curator and the Curator's attorney are set forth below. All creditors of the Decedent and other persons, who have claims or demands against Decedent's estate, including unmaturred, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the Decedent and other persons who have claims or demands against the Decedent's Estate, including unmaturred, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS JANUARY 22, 2021. Alan M. Gross, Curator 4731 Central Avenue St. Petersburg, FL 33713 Alan M. Gross ALAN M. GROSS, P.A. Attorney for Curator 4731 Central Avenue St. Petersburg, FL 33713 Telephone: (727) 327-0100 Facsimile: (727) 327-1797 Florida Bar No. 510602 SPN: 815601 agross@alangrosslaw.com January 22, 29, 2021
21-00137P

SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA. Case Number: 2020CA002371CAAXWS BSD CAPITAL, LLC, a Florida limited liability company, Plaintiff, vs. SECURITY FIRST FUNDING, LLC a dissolved Florida limited liability company, SHELDON BORNSTEIN, a natural person, and JOHN DOE AND JANE DOE, unknown parties in possession, Defendants. To: Security First Funding, LLC Attn: Jack Wendorf, Registered Agent 1801 Polk Street, Box 220451 Hollywood, Florida 33022 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Pasco County, Florida: Lot 8, COVENTRY UNIT 2, according to the map or plat thereof as recorded in Plat Book 9, Page 29, Public Records of Pasco County, Florida has been filed against you, and you are required to serve a copy of your written defenses, if any, to it on Michael S. Bloom, Esq., the plaintiff's attorney, whose address is 2200 NW Corporate Blvd., Suite 406, Boca Raton, FL 33431, whose telephone number is (561) 299-5005, on or before February 22, 2021, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Department at 727-847-8110 in New Port Richey or 352-521-4274, extension 8110 in Dade City or at Pasco County Government Center, 7530 Little Road, New Port Richey, FL 34654 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 January 20, 2021 NIKKI ALVAREZ-SOWLES, ESQ. Clerk of the Circuit Court By: Kelly Jeanne Symons As Deputy Clerk Michael Bloom 2200 NW Corporate Blvd, Suite 406 Boca Raton, FL 33431 561-299-5005 January 22, 29, 2021
21-00148P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2020CP001670CPAXES Division A IN RE: ESTATE OF SHARI LYNNE MIX Deceased. The administration of the estate of SHARI LYNNE MIX deceased, whose date of death was August 7, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of the Court, 38053 Live Oak Ave., Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 22, 2021. Personal Representative: Sarah Lea Mix 27105 Dayflower Blvd Wesley Chapel, Florida 33544 Attorney for Personal Representative: Denise A. Welter, Esquire Attorney for Petitioner Florida Bar Number: 585769 2521 Windguard Circle Wesley Chapel, FL 33544 Telephone: (813) 929-7300 E-Mail: daw@jowanna.com Secondary E-Mail: service@jowanna.com January 22, 29, 2021
21-00150P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-20-CP-1873-WS Section I IN RE: ESTATE OF EDITH HUBER - RIBEAUD AKA EDITH PERSE AKA EDITH HUBER, Deceased. The administration of the estate of Edith Huber-Ribeaud aka Edith Perse aka Edith Huber, deceased, whose date of death was December 11, 2020, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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 JANUARY 22, 2020. Personal Representative: James E. Perse 1420 Winding Willow Drive Trinity, FL 34655 Attorney for Personal Representative: David C. Gilmore, Esq. 11169 Trinity Blvd. Trinity, FL 346535 dcg@davidgilmorelaw.com karen@davidgilmorelaw.com (727) 849-2296 FBN 323111 January 22, 29, 2021
21-00136P

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2018CA1707 NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. COLIN ST. PIERRE, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered January 4, 2021 in Civil Case No. 2018CA1707 of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and COLIN ST. PIERRE, et al., are Defendants, the Clerk of Court, NIKKI ALVAREZ-SOWLES, ESQ., will sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 9th day of February 2021 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 34, Thousand Oaks Phase 2-5, according to the Plat thereof, as recorded in Plat Book 40, at Page 84, of the Public Records of Pasco County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services. /s/ Robyn Katz, Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRSservice@mccalla.com Fla. Bar No.: 0146803 6705301 18-00445-6 January 22, 29, 2021
21-00133P

SECOND INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR PASCO COUNTY CASE NO. 2020CA002801CAAXES FIFTH THIRD BANK, NATIONAL ASSOCIATION, Plaintiff, vs. ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST WILLIAM EUGENE WILLIAMS A/K/A WILLIAM WILLIAMS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEWISEES, GRANTEES, OR OTHER CLAIMANTS, et al. Defendants. To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST WILLIAM EUGENE WILLIAMS A/K/A WILLIAM WILLIAMS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEWISEES, GRANTEES, OR OTHER CLAIMANTS YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: LOT 482, REGENCY PARK, UNIT ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGES 58 AND 59, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. has been filed against you and you are required to a copy of your written defenses, if any, to it on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 E. Robinson St. Suite 155, Orlando, FL 32801 January 22, 29, 2021
21-00149P

SECOND INSERTION
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2019CA001786CAAXES U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CSAB MORTGAGE-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-3, Plaintiff, vs. HERMAN SALAZAR, ET AL. Defendants NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 4, 2020, and entered in Case No. 2019CA001786CAAXES, of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Florida. U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR CSAB MORTGAGE-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-3 (hereafter "Plaintiff"), is Plaintiff and HERMAN SALAZAR; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. ACTING SOLELY AS NOMINEE FOR GREEN-POINT MORTGAGE FUNDING, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. ACTING SOLELY AS NOMINEE FOR AMERICA'S WHOLESALE LENDER; ARROW FINANCIAL SERVICES; TIERRA DEL SOL HOMEOWNERS ASSOCIATION, INC, are defendants. Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court for PASCO, County Florida will sell to the highest and best bidder for cash via the Internet at www.pasco.realforeclose.com , at 11:00 a.m., on the 10TH day of FEBRUARY, 2021, the following described property as set forth in said Final Judgment, to wit: LOT 24, BLOCK 18, TIERRA DEL SOL PHASE 1, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 52, PAGES 70 THROUGH 84, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com Tammie M. Calderone, Esq. Bar Number: 84926 Email: TCalderone@vanlawfl.com PHH14384-19/trone January 22, 29, 2021
21-00135P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000182TDAXXX
NOTICE IS HEREBY GIVEN, That TLGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1603158 Year of Issuance: 06/01/2017 Description of Property: 32-25-16-0270-00500-0170 H R NICKS SUBDIVISION PB 2 PG 25 THE EAST 40 FT OF LOT 17 BLOCK 5 OR 9252 PG 1926
Name(s) in which assessed: PORT RICHEY MARINA LLC
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00118P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000109TDAXXX
NOTICE IS HEREBY GIVEN, That 5T WEALTH PARTNERS LP, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1500725 Year of Issuance: 06/01/2016 Description of Property: 26-24-21-0120-00400-0060 BLK 4 VCTRY SUB MB 2 P 31 LOT 6 OR 7061 PG 981 OR 8953 PG 461
Name(s) in which assessed: JOHN P KALIVAS REVOCABLE TRUST JOHN P KALIVAS TRUSTEE
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00097P

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION: CASE NO.: 51-2018-CA-002720-CAAX-ES PINGORA LOAN SERVICING, LLC, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDWARD C. STOCKTON A/K/A EDWARD CHARLES STOCKTON, DECEASED; CONCORD STATION COMMUNITY ASSOCIATION, INC.; EDWARD JOSEPH STOCKTON, II; UNKNOWN TENANT #1 IN POSSESSION OF THE PROPERTY; UNKNOWN TENANT #2 IN POSSESSION OF THE PROPERTY; IN POSSESSION OF THE SUBJECT PROPERTY, Defendants. NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 30th day of November, 2020, and entered in Case No. 51-2018-CA-002720-CAAX-ES, of the Circuit Court of the 6TH Judicial Circuit in and for PASCO County, Florida, wherein PINGORA LOAN SERVICING, LLC is the Plaintiff and CONCORD STATION COMMUNITY ASSOCIATION, INC; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST IN THE ESTATE OF EDWARD C. STOCKTON A/K/A EDWARD CHARLES STOCKTON, DECEASED; JAMES STOCKTON; EDWARD JOSEPH STOCKTON, II; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. NIKKI ALVAREZ-SOWLES, ESQ as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash, on the 2nd day of February, 2021, at 11:00 AM on PASCO County's Public Auction website: www.pasco.realforeclose.com, pursuant to judgment or order of the Court, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:
LOT 65, IN BLOCK B, OF CONCORD STATION PHASE 3 UNIT A1, A2. AND B, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 69, PAGE 112, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, OR 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 14 day of January, 2021. By: /s/ Shane Fuller Shane Fuller, Esq. Bar Number: 100230 Submitted by: Choice Legal Group, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@clegalgroup.com 20-01588
January 22, 29, 2021
21-00132P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000183TDAXXX
NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1608235 Year of Issuance: 06/01/2017 Description of Property: 22-26-18-0060-00200-0100 OAKSTEAD PARCEL 4 PB 42 PG 091 BLOCK 2 LOT 10 OR 8248 PG 1506
Name(s) in which assessed: KATHY GLENN
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00119P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000165TDAXXX
NOTICE IS HEREBY GIVEN, That JENNY VASQUEZ, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1607576 Year of Issuance: 06/01/2017 Description of Property: 06-24-18-0040-00002-487A UNIT 10 OF THE HIGHLANDS PB 12 PGS 121 TO 137 LOT 2487A AKA RETENTION POND OR 6947 PG 1521
Name(s) in which assessed: MAN & ASSOCIATES PROPERTIES LLC
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00105P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000189TDAXXX
NOTICE IS HEREBY GIVEN, That TLGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1609130 Year of Issuance: 06/01/2017 Description of Property: 33-26-19-0020-00000-0180 CARPENTERS RUN PHASE II PB 25 PGS 97-100 LOT 18 OR 9274 PG 485
Name(s) in which assessed: BRUNO ONE INC
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00124P

SECOND INSERTION
NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION Case #: 2019CA002442CAAXWS DIVISION: J3 Wells Fargo Bank, N.A. Plaintiff, -vs.- Maria Gabriella Pitelis, as successor trustee of the Peter Markoulakis a/k/a Pantelis Markoulakis trust dated May 4, 2004; Fuad Malki; Atlall Rita Malki; Siobhan Bruzik; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s). NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2019CA002442CAAXWS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Maria Gabriella Pitelis, as successor trustee of the Peter Markoulakis a/k/a Pantelis Markoulakis trust dated May 4, 2004 are defendant(s). I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash In an online sale accessed through the Clerk's website at www.pasco.realforeclose.com, at 11:00 a.m. on February 16, 2021, the following described property as set forth in said Final Judgment, to-wit: LOT(S) 2417, OF BEACON SQUARE, UNIT 21A, AS RECORDED IN PLAT BOOK 10, PAGE 121, ET SEQ., OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator;14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711. Submitted By: Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 19-320172 FC01 WEQ January 22, 29, 2021
21-00147P

SECOND INSERTION
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2019CA001794CAAXWS DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2005-AR18, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-AR18, Plaintiff, vs. LEO G. BLAIS A/K/A LEO BLAIS; VANESSA BLAIS A/K/A VANESSA CARAVELLO BLAIS, ET AL. Defendants NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 14, 2020, and entered in Case No. 2019CA001794CAAXWS, of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Florida. DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2005-AR18, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2005-AR18 (hereafter "Plaintiff"), is Plaintiff and LEO G. BLAIS A/K/A LEO BLAIS; UNKNOWN SPOUSE OF LEO G. BLAIS A/K/A LEO BLAIS; VANESSA BLAIS A/K/A VANESSA CARAVELLO BLAIS; UNKNOWN SPOUSE OF VANESSA BLAIS A/K/A VANESSA CARAVELLO BLAIS N/K/A SHAUN MCGLAUN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR INDYMAC BANK, F.S.B.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF COURT PASCO COUNTY, FLORIDA, are defendants. Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court for PASCO, County Florida will sell to the highest and best bidder for cash via the Internet at www.pasco.realforeclose.com, at 11:00 a.m., on the 11TH day of FEB-

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000191TDAXXX
NOTICE IS HEREBY GIVEN, That PAUL ARTHUR KUPFER, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1600754 Year of Issuance: 06/01/2017 Description of Property: 23-24-16-0280-00000-0130 DECAROLIS VILLAS R/P MB 6 PG 42 LOT 13 RB 628 PG 644
Name(s) in which assessed: EDWARD BOWLEY JR GRETTA BOWLEY
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00125P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000154TDAXXX
NOTICE IS HEREBY GIVEN, That WOODY DEVELOPMENT CORPORATION, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1210780 Year of Issuance: 06/01/2013 Description of Property: 04-26-16-022B-00000-00R0 THE WILDS CONDO PB 20 PG 149 & AMENDED PB 21 PG 96 & PB 22 PG 74 AKA RECAREA -NO VALUE- ASSESSED AS PART OF COMMON ELEMENTS
Name(s) in which assessed: GREATER CYPRESS INVESTMENT COMPANY
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00098P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000196TDAXXX
NOTICE IS HEREBY GIVEN, That VINMAS HOLDINGS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1606970 Year of Issuance: 06/01/2017 Description of Property: 20-25-17-0020-00000-7040 WATERS EDGE THREE PG 58 PG 111 LOT 704 OR 8828 PG 142 OR 9132 PG 2442
Name(s) in which assessed: JENNIFER M SCHWANER
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00129P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000168TDAXXX
NOTICE IS HEREBY GIVEN, That ELEVENTH TALENT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1609867 Year of Issuance: 06/01/2017 Description of Property: 27-23-21-0000-00700-0000 COM AT NW COR OF NE1/4 OF NE 1/4 OF SEC 27 TH N01DEG53'16"E 37.53 FT TO SLY BDY OF R/W OF ST RD 575 TH N65DEG19'00"E ALY SLY R/W 99.59 FT FOR POB TH CONT ALY R/W N71DEG13'16"E 224.44 FT TH S01DEG53'16"E 142.90 FT TO SEC LINE DIVIDING SECTIONS 22 & 27 TH N88DEG24' 20"E 90.00 FT TH S01DEG58'20"E 441.78 FT TH N88DEG14'25"E 219.43 FT TH S01DEG58'20"E 877.62 FT TO SLY BDY OF SEC 27 TH S88DEG14'25"W 49.83 FT TH N20DEG42'10"W 1476.84 FT TO POB LESS COM AT NW COR OF NE 1/4 OF NE1/4 SEC 27 TH N01DEG 53'16"E 37.53 FT MOL TO SLY R/W OF TRILBY RD TH N65DEG19' 00"E 99.59 FT FOR POB TH N65DEG51'38"E 145.91 FT TH S20DEG42'10"E 298.61 FT TH S65DEG10'00"W 146.00 FT TH N20DEG42'10"W 300.00 FT TO POB OR 9245 PG 2770
Name(s) in which assessed: TRILBY LAND TRUST NO 37800 THOMAS MARTINO TRUSTEE
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00108P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000195TDAXXX
NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1511788 Year of Issuance: 06/01/2016 Description of Property: 31-26-16-0170-00000-4170 BUENA VISTA NO 2 PB 4 PG 108 LOT 417 OR 7406 PG 399 OR 8136 PG 196
Name(s) in which assessed: JOSEPH D REZNY
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00128P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000192TDAXXX
NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1602054 Year of Issuance: 06/01/2017 Description of Property: 13-25-16-0030-00000-00G0 GOLDEN ACRES UNIT ONE PARTIAL REPLAT PB 7 PG 93 LOT G EXC TH POR DESC AS COM NLY COR OF LOT G FOR POB TH S11DG 02' 59"E 265.27 FT ALG ELY BDY OF LOT G TH S78DG 57' 01"W 40.0FT TH N11DG 02' 59"W 289.65 FT TH ALG NLY BDY LN OF LOT G 49.27 FT ALG ARC OF 45.0 FT RAD CONCAVE TO LEFT CHD BRG & DIST S89DG 40' 58"E 46.85 FT TO POB OR 4163 PG 149
Name(s) in which assessed: CARINA M ALFARO-FRANCO
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00126P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000186TDAXXX
NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1606272 Year of Issuance: 06/01/2017 Description of Property: 04-25-17-0040-00C00-0010 SHADOW RIDGE PB 17 PGS 41-43 POR OF TRACT "C" DESC AS BEG AT SE COR OF TRACT "C" FOR POB TH S89DEG59' 49"W 122.00 FT TH S67DEG27' 14"W 192.74 FT TH N00DEG00' 11"W 138.00 FT TH N26DEG48' 00"E 122.00 FT TH N00DEG00' 11"W 190.00 FT TH N89DEG59' 49"E 197.30 FT TH S00DEG00' 11"E 55.28 FT TH N89DEG59' 49"E 31.24 FT TH N00DEG00' 11"W 55.28 FT TO SOUTH RIGHT-OF-WAY LINE OF WESTERN DRIVE TH N89DEG59' 49"E 16.46 FT TH S00DEG00' 11"W 363.00 FT TO POB SUBJECT TO UTILITY EASEMENT DESC AS COM AT NW COR OF TRACT C TH N89DEG59' 49"E 197.30 FT TH S00DEG00' 11"E 20.38 FT TH S89DEG59' 49"W 197.30 FT TO WEST LINE OF TRACT C TH N00DEG 00' 11"W 20.38 FT TO POB OR 5609 PG 200
Name(s) in which assessed: CHRISTIAN E ENDERLE
All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk
Jan. 22, 29; Feb. 5, 12, 2021
21-00122P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000166TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1601746 Year of Issuance: 06/01/2017 Description of Property: 10-25-16-053D-00000-6060 PALM TERRACE GARDENS UNIT 3 UNREC LOT 606 OR 8946 PG 974 Name(s) in which assessed: HAWKEYE PARTNERS II LLC All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00106P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000177TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1605991 Year of Issuance: 06/01/2017 Description of Property: 18-24-17-0020-00000-1350 LAKE MARINETTE MOBILE HOME PK PB 18-PGS 30-31 LOT 135 OR 4798 PG 1951 OR 4913 PG 1773 Name(s) in which assessed: DIANE M MANNELLA All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00114P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP000009CPAXWS Division J IN RE: ESTATE OF THELMA K. MCKENZIE Deceased. The administration of the estate of THELMA K. MCKENZIE, deceased, whose date of death was December 8, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 22, 2021. Co-Personal Representatives: DAVID GUYN 4632 Marine Parkway, Unit 105 New Port Richey, Florida 34652 TORII GUYN 4632 Marine Parkway, Unit 105 New Port Richey, Florida 34652 Attorney for Co-Personal Representatives: JENNY SCAVINO SIEG, ESQ. Attorney Florida Bar Number: 0117285 SIEG & COLE, P.A. 2945 Defuniak Street Trinity, Florida 34655 Telephone: (727) 842-2237 Fax: (727) 264-0610 E-Mail: jenny@sieglecolelaw.com Secondary E-Mail: eservice@sieglecolelaw.com January 22, 29, 2021 21-00139P

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 512019CA002860CAAXES Eagle Home Mortgage, LLC, Plaintiff, vs. SALRAISE N. SALVEZ A/K/A SALRAISE SALVEZ, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 512019CA002860CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein Eagle Home Mortgage, LLC is the Plaintiff and SALRAISE N. SALVEZ A/K/A SALRAISE SALVEZ; SOBINA SALVEZ; TERRA BELLA HOMEOWNERS ASSOCIATION

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000169TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1604705 Year of Issuance: 06/01/2017 Description of Property: 19-26-16-006C-00000-5190 BEACON SQUARE UNIT 6 PB 8 PG 139 LOT 519 OR 9169 PG 1447 Name(s) in which assessed: PAMELA PREDMORE DIMITRIOS PAIZIS All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00109P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000178TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1600076 Year of Issuance: 06/01/2017 Description of Property: 24-26-15-0760-00001-1350 BEACON SQUARE UNIT 10-A PB 9 PGS 63-64 LOT 1135 OR 9287 PG 2889 Name(s) in which assessed: JESUS G ECHEVERRIA-SALA-ZAR All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00115P

SECOND INSERTION
NOTICE OF Application for Tax Deed 2020XX000167TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1609552 Year of Issuance: 06/01/2017 Description of Property: 17-26-20-001D-00D00-4020 SADDLEBROOK CONDO #1 CL 4 3RD AMENDMENT PB 20 PG 12 UNIT 402 BLDG D OR 6344 PG 921 Name(s) in which assessed: DONALD B SCOTT DEBORAH S ROBERTSON All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00107P

SECOND INSERTION
OF PASCO, INC.; UNITED STATES OF AMERICA; FOUNDATION FINANCE COMPANY LLC; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS; UNKNOWN TENANT whose name is fictitious to account for parties in possession are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00AM on the 9th day of February, 2021, the following described property as set forth in said Final Judgment, to wit: LOT 5, OF ENCLAVE AT TERRA BELLA PHASE 1,

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000170TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1600932 Year of Issuance: 06/01/2017 Description of Property: 27-24-16-0140-00D00-0040 SUNSET ESTATES REPLAT PB 6 PG 104 LOT 4 BLOCK D OR 9335 PG 2811 Name(s) in which assessed: TIMOTHY ROBERT HOWE All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00110P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000185TDAXXX NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1600804 Year of Issuance: 06/01/2017 Description of Property: 24-24-16-0050-00C00-008E GULF COAST ACS ADD MB 5 PG 145 N 100 FT OF S 1050 FT OF E 100 FT LOT 8 BLK C RB 845 PG 911 Name(s) in which assessed: WILLIAM PSAROS All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00121P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000180TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1609066 Year of Issuance: 06/01/2017 Description of Property: 29-26-19-0070-00000-2020 ENCLAVE AT TERRA BELLA PHASE 1 PB 66 PG 065 LOT 202 OR 9283 PG 1880 Name(s) in which assessed: ASHISH BHUPENDRA BRAHMBHATT BHUPENDRA BRAHMBHATT All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00116P

SECOND INSERTION
ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 66, PAGE 65, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000173TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1604185 Year of Issuance: 06/01/2017 Description of Property: 14-26-16-0030-00000-3280 PARK LAKE ESTATES UNIT 3 PB 17 PGS 28-29 LOT 328 OR 9355 PG 1653 Name(s) in which assessed: MSI CONSULTING INC All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00111P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000188TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1600985 Year of Issuance: 06/01/2017 Description of Property: 33-24-16-0040-00A00-0040 HUDSON BEACH ESTATES UNIT 3 3RD ADDITION PB 6 PG 80 LOT 4 BLOCK A OR 9408 PG 2601 Name(s) in which assessed: DIANE M ELBERT All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00123P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000180TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1609066 Year of Issuance: 06/01/2017 Description of Property: 29-26-19-0070-00000-2020 ENCLAVE AT TERRA BELLA PHASE 1 PB 66 PG 065 LOT 202 OR 9283 PG 1880 Name(s) in which assessed: ASHISH BHUPENDRA BRAHMBHATT BHUPENDRA BRAHMBHATT All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00116P

SECOND INSERTION
notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 15th day of January, 2021. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 6133 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Mehwish Yousuf Mehwish Yousuf, Esq. Florida Bar No. 92171 File # 20-F01703 January 22, 29, 2021 21-00131P

SECOND INSERTION
Notice of Application for Tax Deed 2020XX000176TDAXXX NOTICE IS HEREBY GIVEN, That TILGFY LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1611753 Year of Issuance: 06/01/2017 Description of Property: 14-26-21-029A-00000-0600 WINTERS SUB 4TH ADD B 10 P 119 LOT 60 RB 987 PG 1080 Name(s) in which assessed: ESTATE OF MARGUERITE HOWARD All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00113P

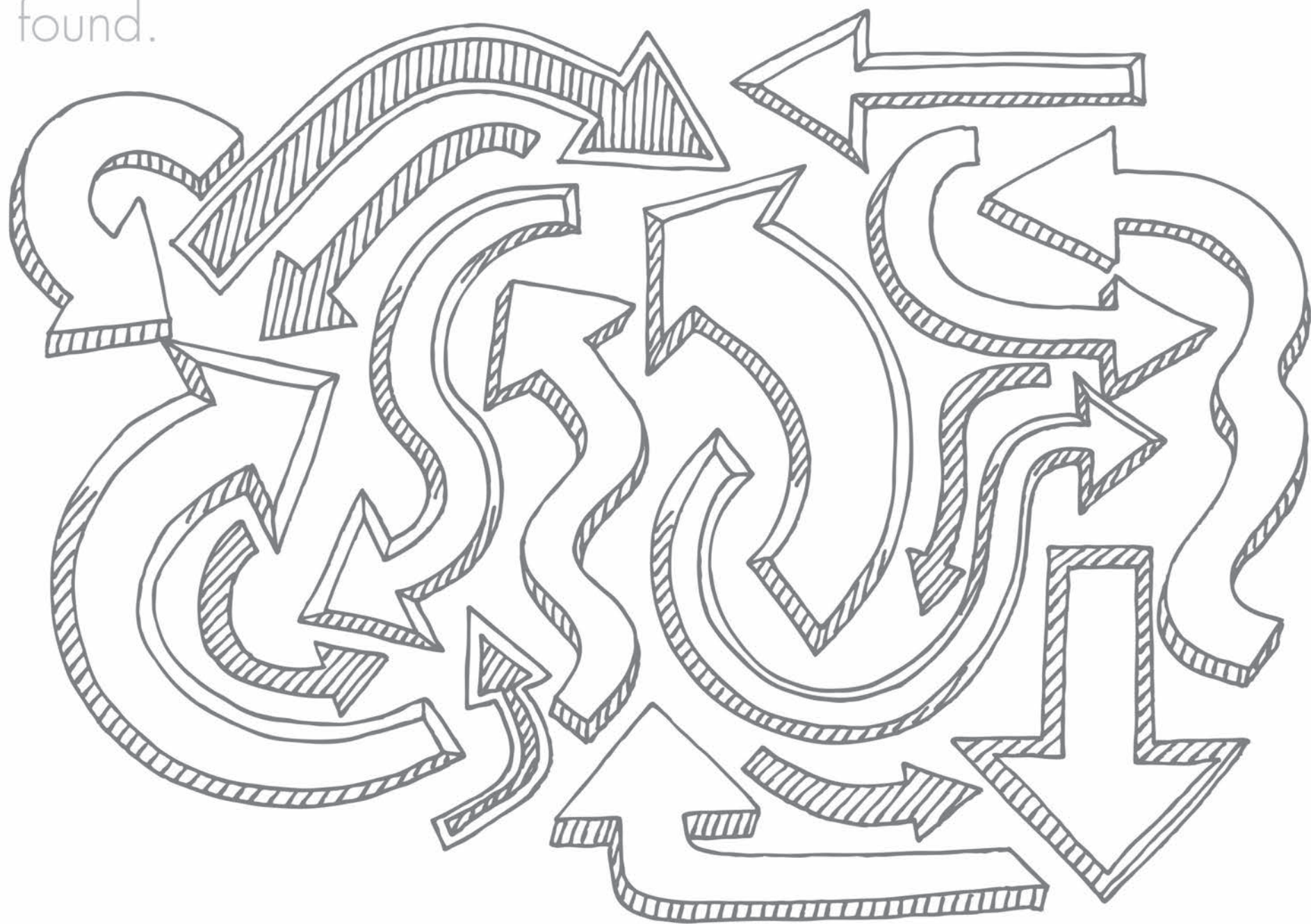
SECOND INSERTION
Notice of Application for Tax Deed 2020XX000194TDAXXX NOTICE IS HEREBY GIVEN, That BEAMIF A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1511753 Year of Issuance: 06/01/2016 Description of Property: 31-25-16-0160-00000-0770 BUENA VISTA 1ST ADDITION PB 4 PG 105 LOT 77 OR 5376 PG 1147 Name(s) in which assessed: ESTATE OF WILLIAM GILLESPEY All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00127P

SECOND INSERTION
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION UCN: 512020CP001867CPAXWS IN RE: ESTATE OF PATRICIA A. COONEY, also known as PATRICIA COONEY Deceased. The administration of the estate of PATRICIA A. COONEY, also known as PATRICIA COONEY, deceased, whose date of death was October 30, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is January 22, 2021. STACEY ANNE COONEY P.O. Address: 1620 Stipule Court, Trinity, FL 34655 Personal Representative Florida Bar No. 330061 SPN 002142 Attorneys for Personal Representative JOHN FITZGERALD CORREA, PLLC 275 96TH AVENUE NORTH SUITE 6 ST. PETERSBURG, FL 33702 Telephone: (727) 577-9876 Email Addresses: jcorrealaw@tampabay.rr.com January 22, 29, 2021 21-00151P

SECOND INSERTION
NOTICE OF Application for Tax Deed 2020XX000161TDAXXX NOTICE IS HEREBY GIVEN, That DUONG T OR GIANG T PHO, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1203978 Year of Issuance: 06/01/2013 Description of Property: 36-25-19-0010-00000-2890 QUAIL HOLLOW PINES UNRECORDED PLAT LOT 289 DESC AS COM AT NE COR OF SECTION 36 TH S01DG 02' 53"W ALG EAST LINE OF SECTION 36 980.00 FT TH N89DG 03' 06"W 2802.76 FT TH S01DG 02' 53"W 145.99 FT TO PC OF A CURVE TH SLY ALG ARC OF A CURVE LEFT 236.10 FT RADIUS 785.77 FT DELTA 17DG 12' 56" CHD BRG & DIST S07DG 33' 35"E 235.21 FT TH S16DG 10' 03"E 262.74 FT TH SLY ALG ARC OF A CURVE RIGHT 558.41 FT TO A P R C RADIUS 749.06 FT DELTA 42DG 42' 47" CHD BRG & DIST S05DG11' 20"W 545.57 FTTHSLY-ALGARCOFA CURVELEFT 665.82FT RAD 2625.73 FTDELTA14DG31'44" CHDBRG&DIST S19DG16'52"W664.04FTN88SDG-57' 07"W294.85FTFORPOBTHC-ONTN88DG 57'07"W293.95FTT-OPTONCURVETH SLYALGARCOFCURVELEFT97.68FTTO PTRAD3205.73FTDELTA01DG-44'45" CHDBRG&DISTS09DGO-8'27"W97.68FT S08DG16'05"W-54.02FTS88DG57' 07"E292.32-FTN09DG26'26"E 151.93 FT TO POB OR 3413 PG 1782 Name(s) in which assessed: RUSSELL E RECKNER II KAREN K RECKNER All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on February 25, 2021 at 10:00 am. January 06, 2021 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Denisse Diaz Deputy Clerk Jan. 22, 29; Feb. 5, 12, 2021 21-00102P

WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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



2 OUT OF 3

U.S. adults read a newspaper in print or online during the week.



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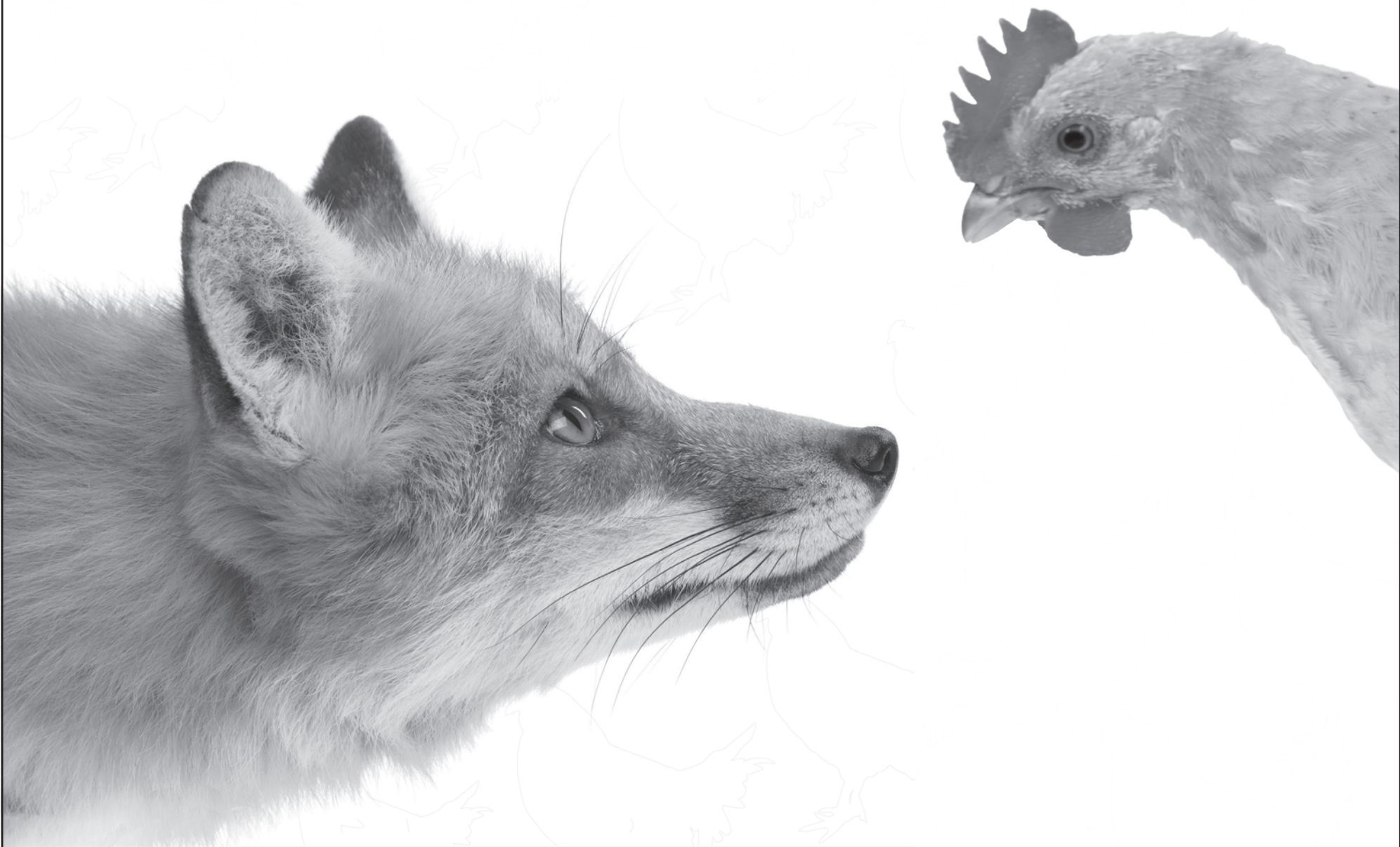


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WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

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

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



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