

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 21CP-0596
Division 14
IN RE: ESTATE OF
SHEILA ANN O'NEAL
Deceased.

The administration of the estate of Sheila Ann O'Neal, deceased, whose date of death was November 25, 2020, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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 March 19, 2021.

Personal Representative:

Susan E. Laliberte
3 Champnerowne
Madbury, New Hampshire 03823
Attorney for Personal Representative:
L. Caleb Wilson, Attorney
Florida Bar Number: 73626
Craig A. Mundy, P.A.
4927 Southfork Drive
Lakeland, Florida 33813
Telephone: (863) 647-3778
Fax: (863) 647-4580
E-Mail: caleb@mundylaw.com
March 19, 26, 2021 21-00350K

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 Performance Air Mechanical located at 4030 Kidron Road, Suite #9 in the City of Lakeland, Polk County, FL 33811 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 15th day of March, 2021.
DAY & NITE ALL SERVICE FLA, LLC
March 19, 2021 21-00356K

FIRST INSERTION

NOTICE OF PUBLIC SALE
Notice is hereby given that the following homes will be sold at public auction pursuant to F.S. 715.109 on 1981 Mobile Home at 3721 Blueberry Lane Saint James City FL 33956 at 9 AM 4/1/2021 1981 BROA VIN# FLFL1A110334200 Pursuant to F.S. 715.109 the cash amount per home would be sufficient to redeem that home from the lienor. Any interested party has a right to a hearing prior to the sale by filing a demand for the hearing with the Clerk of the Circuit Court and mailing copies of the same to all owners and lienors. The owner/lienholder has a right to recover possession of the vehicle by posting bond pursuant to F.S. 559.917 and if sold any proceeds remaining from the sale will be deposited with the Clerk of Circuit Court for disposition.
March 19, 26, 2021 21-00359K

FIRST INSERTION

NOTICE UNDER FICTITIOUS
NAME LAW

Pursuant to F.S. §865.09
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Comin' Home The Band, located at PO box 3324, in the City of winter haven, County of Polk, State of FL, 33885, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 15 of March, 2021.
Anthony David Lowell Madden,
Ann Madden
PO box 3324
winter haven, FL 33885
March 19, 2021 21-00358K

FIRST INSERTION

Notice is hereby given that M & M FINANCIAL, LLC, OWNER, desiring to engage in business under the fictitious name of M & M PROPERTY HOLDINGS located at 19046 BRUCE B DOWNS BLVD, #1056, TAMPA, FLORIDA 33647 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 19, 2021 21-00362K

FIRST INSERTION

Notice is hereby given that GRAND RESERVE NASHVILLE/ANTIOCH, LLC, OWNER, desiring to engage in business under the fictitious name of THE LAKELAND GRAND located at 4315 TALON LOOP, LAKELAND, FLORIDA 33812 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 19, 2021 21-00368K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.: 2020CA002783000000
CENTENNIAL BANK,
Plaintiff, vs.
BRUNO DANTAS PEREIRA, et al.,
Defendants.

Notice is given that pursuant to a Final Judgment of Foreclosure dated March 5, 2021, in Case No. 2020CA002783000000 of the Circuit Court for Polk County, Florida in which CENTENNIAL BANK is the Plaintiff and BRUNO DANTAS PEREIRA and SOLTERRA RESORT HOMEOWNERS ASSOCIATION, INC. are the Defendants, Stacy M. Butterfield, CPA, Polk County Clerk of Court, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 a.m. Eastern Time on April 8, 2021, the following-described property set forth in the order of Final Judgment:

Lot 84, OAKMONT TOWN-HOMES PHASE 2R, according to the Plat thereof, as recorded in Plat Book 165, Page(s) 42 and 43, of the Public Records of Polk County, Florida.

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

NOTIFICATION

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

/s/ J. Timothy Schulte
J. Timothy Schulte, Esquire
Florida Bar No.: 769169
ZIMMERMAN, KISER
& SUTCLIFFE, P.A.
315 E. Robinson St., Suite 600 (32801)
P.O. Box 3000
Orlando, FL 32802
Telephone: (407) 425-7010
Facsimile: (407) 425-2747
tschulte@zkslawfirm.com
jedwards@zkslawfirm.com
Counsel for Plaintiff
JTS/jbc 10433-144
[10433-144/8967864/1]
March 19, 26, 2021 21-00364K

FIRST INSERTION

Notice of Self Storage Sale

Please take notice Storage Authority Mulberry located at 6615 North Church Avenue, Mulberry, FL 33860 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storage-treasures.com on 4/6/2021 at 12:00pm. Unless stated otherwise the description of the contents are household goods and furnishings. Leola Smith unit #257; Meisha Regina Bertens unit #274; Kevin Michael Cooper unit #720. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
March 19, 26, 2021 21-00342K

FIRST INSERTION

Notice is hereby given that CHRISTY DAVIES, OWNER, desiring to engage in business under the fictitious name of STINKERBELLS CLEANING SERVICE located at 220 SUNRISE RD, DAVENPORT, FLORIDA 33837 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 19, 2021 21-00353K

FIRST INSERTION

Notice is hereby given that CHELSE V BELL, OWNER, desiring to engage in business under the fictitious name of CREATIVE IMAGING TECHNOLOGY located at PO BOX 3761, WINTER HAVEN, FLORIDA 33885 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 19, 2021 21-00354K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Kk Lawns : Located at 193 Fountain Way : Polk County in the City of Winter Haven : Florida, 33881-2616 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven Florida, this March day of 15, 2021

Budka Kim D
March 19, 2021 21-00360K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
10th JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION

Case No. 2020 CA 003280
Wilmington Savings Fund Society,
FSB, not in its individual capacity,
but solely as trustee of CSMC
2019-SPL1 Trust
Plaintiff vs.

LUIS VELEZ A/K/A LUIS A. VELEZ; ASSOCIATION OF POINCIANA VILLAGES INC.; ET AL,
Defendants
TO: Luis Velez a/k/a Luis A. Velez
519 Eagle Court
Kissimmee, Florida 34759
Unknown Spouse of Luis Velez
a/k/a Luis A. Velez
519 Eagle Court
Kissimmee, Florida 34759
The Estate of Jose A. Velez
519 Eagle Court
Kissimmee, Florida 34759
Iraida Velez a/k/a Iraida V. Velez
519 Eagle Court
Kissimmee, Florida 34759
All unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants
519 Eagle Court
Kissimmee, Florida 34759
YOU ARE NOTIFIED that an action to foreclose a mortgage has filed against you in Polk County, Florida regarding the subject property with a legal description, to-wit:
LOT 28, BLOCK 747, POINCIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on April 2, 2021 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: 1998 SPRI mobile home bearing the vehicle identification numbers N88552A and N88552B and all personal items located inside the mobile home. Last Tenant: Lori Ann Glazebrook, James A. Glazebrook, All Unknown Parties, Beneficiaries, Heirs, Successors and Assigns of Lori Glazebrook. Sale to be held at: The Ridge, 49473 Highway 27, Davenport, Florida 33897, 863-420-9700.
March 19, 26, 2021 21-00351K

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 Downtown Diner located at 126 W. Main Street in the City of Lakeland, Polk County, FL 33815 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 13th day of March, 2021.
Paul Messner
March 19, 2021 21-00352K

FIRST INSERTION

Notice is hereby given that STEVEN JOE SANTIAGO, OWNER, desiring to engage in business under the fictitious name of REDLANE AUTOMOTIVE located at 508 MONTICELLI DR, HAINES CITY, FLORIDA 33844 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
March 19, 2021 21-00355K

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Perfection Home Solutions : Located at 629 Greymount St : Polk County in the City of Davenport : Florida, 33837-8787 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Davenport Florida, this March day of 15, 2021

Avilez Jenaro
March 19, 2021 21-00361K

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2021CP-000844
IN RE: ESTATE OF
SARAH HELEN ANDERSON,
Deceased.

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

The administration of the estate of SARAH HELEN ANDERSON, deceased, File Number 2021CP-000844, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broadway Avenue, Bartow, FL 33830; that the decedent's date of death was December 3, 2020; that the total value of the estate is EXEMPT; and, that the names and address of the Petitioner and the Petitioner's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and other persons having claims or demands against the estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served 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. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS FOREVER BARRED.

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

The date of first publication of this Notice is: March 19, 2021.

Petitioner:

SHAVONDA L. DEAN
Attorney for Petitioner:
DAVID WILSON IV, ESQUIRE
FL Bar No. 0103204
THE WILSON
ADVOCACY GROUP, P.A.
P.O. Box 3142
Winter Haven, FL 33885
Phone: (863) 401-8155
Fax: (863) 401-9924
info@wilsonadvocacygroup.com
Attorney for Petitioner
March 19, 26, 2021 21-00357K

FIRST INSERTION

NOTICE OF DEFAULT AND
INTENT TO FORECLOSE

Jerry E. Aron, P.A. has been appointed as Trustee by Holiday Inn Club Vacations Incorporated for the purposes of instituting a Trustee Foreclosure and Sale under Florida Statutes 721.856. The obligors listed below are hereby notified that you are in default on your account by failing to make the required payments pursuant to your Promissory Note. Your failure to make timely payments resulted in you defaulting on the Note/Mortgage.

TIMESHARE PLAN:

ORLANDO BREEZE RESORT
An undivided fractional fee interest (described below) as tenant-in-common in and to the Unit described above in Orlando Breeze Resort, a vacation resort in Polk County, Florida, according to the Declaration of Restrictions, Covenants and Conditions recorded in Official Records Book 06046, Page 0473, of the Public Records of Polk County, Florida, as may be subsequently amended or supplemented from time to time, together with the exclusive right, as among the other Owners of Vacation Ownership Interests in the Unit, to occupy the Unit with annual or biennial (Odd or Even years) frequency during the Use Period described above, together with an undivided interest in the Common Elements appurtenant thereto of Orlando Breeze Resort.

Contract Number: 6537015 -- LORI A. O NEILL, ("Owner(s)"), 3447 N OSAGE AVE, CHICAGO, IL 60634, Week 39 EVEN in Unit No. 402 / Unit Type: AMBASSADOR / Fractional Interest 0.9615 / Principal Balance: \$17,574.34 / Mtg Doc #2018132968

Contract Number: 6515254 -- CATHERINE A. RITTENHOUSE, ("Owner(s)"), 200 S 3RD ST #B, FAIRBURY, IL 61739, Week 2 in Unit No. 0414 / Unit Type: AMBASSADOR / Fractional Interest 1.923 / Principal Balance: \$32,184.31 / Mtg Doc #2017203101
Contract Number: 6529920 -- JOSCELYN S. TOLES and SHAWN

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
File No. 2021 CP 000810
Division Probate
IN RE: ESTATE OF
GORDON L. STILL, JR. AKA
GORDON LEWIS STILL, JR.
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 Gordon L. Still, Jr. aka Gordon Lewis Still, Jr., deceased, File Number 2021 CP 000810, by the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830; that the decedent's date of death was May 29, 2020; that the total value of the estate is \$23,900.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Gordon L. Still, Jr. Revocable
Trust utd 10/11/19
Wendy Phillips, Ttee
5021 Iroquois St.
College Park, MD 20740

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 March 19, 2021.

Person Giving Notice:

s/ Wendy Phillips
Wendy Phillips
5021 Iroquois St.
College Park, Maryland 20740
Attorney for Person Giving Notice
s/ Patrick L. Smith
Patrick L. Smith, Attorney
Florida Bar Number: 27044
179 N. US HWY 27, Suite F
Clermont, FL 34711
Telephone: (352) 241-8760
Fax: (352) 241-0220
E-Mail: PatrickSmith@attypip.com
Secondary E-Mail: becky@attypip.com
March 19, 26, 2021 21-00366K



SAVE TIME
E-mail your Legal Notice
legal@businessobserverfl.com

FIRST INSERTION

NOTICE OF ACTION OF FORECLOSURE PROCEEDINGS-PROPERTY IN THE COUNTY COURT OF THE 10th JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE: 2020-CC-005248

SOLTERRA RESORT HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. XIAOXIA MA; UNKNOWN SPOUSE OF XIAOXIA MA; AND UNKNOWN TENANT(S), Defendant.

TO: XIAOXIA MA

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

Lot 94, SOLTERRA PHASE 2A1, according to the Plat thereof as recorded in Plat Book 158, Page 50, of the Public Records of Polk County, Florida, and any subsequent amendments to the aforesaid.

A/K/A 6108 Broad Oak Drive, Davenport, FL 33837

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon MANKIN LAW GROUP, Attorneys for Plaintiff, whose address is 2535 Landmark Drive, Suite 212, Clearwater, FL 33761, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 10th day of March, 2021

Stacy Butterfield
Circuit and County Courts
By: /s/ Lori Armijo
Deputy Clerk

MANKIN LAW GROUP,
Attorneys for Plaintiff,
2535 Landmark Drive, Suite 212,
Clearwater, FL 33761
March 19, 26, 2021 21-00348K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2019-CA-003604

FOUR CORNERS HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. JOHN B. TAYLOR, ET. AL., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment in favor of the Plaintiff dated the 9th day of March, 2021, and Clerk's Notification of On-Line Foreclosure Sale dated the 11th day of March, 2021, entered in Case No.: 2019-CA-003604 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, in which the Clerk of this Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 a.m. on the 7th day of May, 2021, the following described property as set forth in the Summary Final Judgment, to wit:

Lot 88, Block B of FOUR CORNERS PHASE ONE, according to the plat thereof as recorded in Plat Book 114, Page(s) 7 and 8, of the Public Records of Polk County, Florida.

Property Address: 127 Aster Drive, Davenport, FL 33897.

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 with the Clerk no later than the date 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

/s/ Lisa Acharekar
Lisa Acharekar, Esq.
Florida Bar No. 0734721
Martell & Ozim, P.A.
37 N. Orange Avenue,
Suite 500
Orlando, Florida 32801
(407) 377-0890
Email:
lacharekar@martellandozim.com
Secondary Email:
amanda@martellandozim.com
Attorney for Plaintiff
March 19, 26, 2021 21-00363K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2018CA001195000000

THE BANK OF NEW YORK MELLON (FKA THE BANK OF NEW YORK) AS TRUSTEE FOR THE HOLDERS OF MASTR ALTERNATIVE LOAN TRUST 2006-2, Plaintiff, vs. JENNIFER E. ROBERTSON, et al. Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 9, 2021, and entered in Case No. 2018CA001195000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida. THE BANK OF NEW YORK MELLON (FKA THE BANK OF NEW YORK) AS TRUSTEE FOR THE HOLDERS OF MASTR ALTERNATIVE LOAN TRUST 2006-2, is Plaintiff and JENNIFER E. ROBERTSON; UNKNOWN SPOUSE OF JENNIFER E. ROBERTSON; N/K/A DAVID BRYAN CALL; SUN RIDGE VILLAGE PROPERTY OWNERS ASSOCIATION, INC.; AMERICAN BROKERS CONDUIT, are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK County Florida will sell to the highest and best bidder for cash via the Internet at www.polk.realforeclose.com, at 10:00 a.m., on the 9TH day of APRIL, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 36, SUN RIDGE VILLAGE PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 131, PAGES 27 AND 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 10th day of March, 2021

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
/s/ Tammi Calderone
Tammi M Calderone, Esq.
Florida Bar #: 84926
TCalderone@vanlawfl.com
PHH4640-17/tro
March 19, 26, 2021 21-00346K

FIRST INSERTION

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

CASE NO. 2019CA000818000000 U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST, Plaintiff, vs. Wafa ElQreish, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 22, 2021, and entered in 2019CA000818000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is the Plaintiff and Wafa ElQreish are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 07, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 46 THROUGH 50, BLOCK A, OF HIGHLAND PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, AT PAGE 4, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1115 S VIRGINIA AVE, BARTOW, FL 33830

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 17 day of March, 2021.

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: \S/Laura Elise Goorland
Laura Elise Goorland, Esquire
Florida Bar No. 55402
Communication Email:
lgoorland@raslg.com
18-235414 - NaC
March 19, 26, 2021 21-00370K

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT IN AND FOR POLK COUNTY, STATE OF FLORIDA CIVIL ACTION

Case No.: 2019-CC-005852 AUTO & COACH WORKS OF CENTRAL FLORIDA, INC D/B/A HI-TECH AUTO & R.V. COLLISION CENTER Plaintiffs, vs. ANTONIO G. MARTIN, ESQ. O/B/O MICHAEL OLENDER, MICHAEL OLENDER, CONSTANCE NEIGHBORS AND ANIUXIS PAOLA MENDOZA GUZMAN, Defendants.

TO: MICHAEL OLENDER
1420 Celebration Blvd. Ste. 200
Celebration, FL 34747

and all parties claiming an interest by, through under or against any of the aforementioned defendant, and all parties having or claiming to have any right title or interest in the property herein-described.

YOU ARE NOTIFIED that an action to recover the bond posted on behalf of Michael Olander to release the possessory lien of AUTO & COACH WORKS OF CENTRAL FLORIDA, INC D/B/A HI-TECH AUTO & R.V. COLLISION CENTER for repairs to a 2005 RV, Jayco Greyhawk, VIN 1FDXE45S744B39157, pursuant to Fla. Stat. §59.917, deposited with the Clerk of the Court of Polk County, Florida has been filed against you in the County Court of Polk County, Florida, styled ANTONIO G. MARTIN, ESQ. O/B/O MICHAEL OLENDER, MICHAEL

OLENDER, CONSTANCE NEIGHBORS AND ANIUXIS PAOLA MENDOZA GUZMAN, Case No. 2019-CC-005852 and you are required to serve a copy of your written defenses, if any, to it on: JOEL EPPERSON, Esquire, the plaintiff's attorney, whose address is 8401 J.R. Manor Drive, #100, Tampa, FL 33634, on or before 28 days from the first publication date of this notice and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter.

Otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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

Default Date: April 21, 2021
DATED on March 15, 2021.

STACEY M. BUTTERFIELD
CLERK OF THE CIRCUIT COURT
(SEAL) By Asuncion Nieves
AS DEPUTY CLERK

JOEL EPPERSON, Esquire,
the plaintiff's attorney,
8401 J.R. Manor Drive, #100,
Tampa, FL 33634
Mar. 19, 26; Apr. 2, 9, 2021
21-00367K

FIRST INSERTION

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

Case No. 2019-CA-002527 Division 11

ALTERNATIVE CAPITAL HOLDINGS TAMPA, LLC F/K/A SWI HOLDINGS OF TAMPA, LLC Plaintiff, vs. JEFFREY LOETSCHER A/K/A JEFFREY LOETSCHER, MELISSA LOETSCHER, ROCKRIDGE FARMETTES PROPERTY OWNER'S ASSOCIATION, INC., NATIONSCREDIT MANUFACTURED HOUSING CORPORATION, AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on March 2, 2021, in the Circuit Court of Polk County, Florida, Stacy M. Butterfield, Clerk of the Circuit Court, will sell the property situated in Polk County, Florida described as:

LOT 11, ROCKRIDGE FARMETTES PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 78, PAGE(S) 20, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1996 FLEETCRAFT MOBILE HOME, VIN(S) FLFL-T70A24189GH21 AND FLFL-T70B24189GH21 and commonly known as: 12521

FARMETTES RD, LAKELAND, FL 33809; including the building, appurtenances, and fixtures located therein, at public sale at 10:00 A.M., on-line at www.polk.realforeclose.com on April 15, 2021 to the highest bidder for cash after giving notice as required by Section 45.031 F.S.

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

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

Dated this 11th day of March, 2021.

By /s/ Jennifer M. Scott
Jennifer M. Scott
Attorney for Plaintiff
Invoice to:
Jennifer M. Scott
(813) 229-0900 x
Kass Shuler, P.A.
1505 N. Florida Ave.
Tampa, FL 33602-2613
ForeclosureService@kasslaw.com
2019-CA-002527
328466/1909735/wll
March 19, 26, 2021 21-00344K

FIRST INSERTION

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

CASE NO. 53-2019-CA-002902 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs. BRADLEY R. HURN, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 14, 2020, and entered in 53-2019-CA-002902 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER is the Plaintiff and BRADLEY R. HURN; and VICKI HURN are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on April 06, 2021, the following described property as set forth in said Final Judgment, to wit:

COMMENCE AT THE NORTHERNER OF THE SE 1/4 OF SW 1/4 OF SECTION 13, TOWNSHIP 31 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, AND RUN N 89° 42' 00" W FOR 349.14 FEET TO THE POINT OF BEGINNING, RUN THENCE S 0° 22' 16" W 653.78 FEET, THENCE RUN N 89° 51' 00" W 349.63 FEET, RUN THENCE N 09° 24' 35" E FOR 654.70 FEET, RUN THENCE S 89° 42' 00" E FOR 349.14 FEET BACK TO THE POINT OF BEGINNING, LESS AND EXCEPT ROAD RIGHT OF WAY. TOGETHER WITH 1982

DOUBLEWIDE MOBILE HOME WITH VIN NUMBERS GD0CFL11828666A & GD0CFL11828666B.

Property Address: 2489 GABRIEL RD, FORT MEADE, FL 33841

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 17 day of March, 2021.

ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: \S/Laura Elise Goorland
Laura Elise Goorland, Esquire
Florida Bar No. 55402
Communication Email:
lgoorland@raslg.com
19-354694 - SaL
March 19, 26, 2021 21-00369K

FIRST INSERTION

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

CASE NO.: 2019-CA-005241 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. GINA LIN WYNNE; UNKNOWN SPOUSE OF GINA LIN WYNNE; POINCIANA VILLAGE EIGHT ASSOCIATION, INC.; ASSOCIATION OF POINCIANA VILLAGES, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2; ANY AND ALL UNKNOWN PARTIE(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS, Defendants.

NOTICE OF SALE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure entered on March 8, 2021, in Case No. 2019-CA-005241 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Freedom Mortgage Corporation is Plaintiff, and Gina Lin Wynne; Poinciana Village Eight Association, Inc.; Association of Poinciana Villages, Inc., are Defendants, the Office of Stacy M. Butterfield, CPA, Polk County Clerk of the Court, will sell to the highest and best bidder for cash wherein bidding begins at 10:00 a.m. Eastern Time on www.polk.realforeclose.com, on the 21st day of April, 2021, in accordance with Section 45.031(10), Florida Statutes, and pursuant to Administrative Order No 3-15-16, the following described property as set forth in said Final Judgment, to wit:

LOT 7, BLOCK 857, POINCIANA NEIGHBORHOOD 2, VILLAGE 8, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 53, PAGES 29 THROUGH 43, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 112 Tulip Lane, Poinciana, Florida 34759. together with all existing or subsequently erected or affixed buildings, improvements and fixtures.

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

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

Dated this 10th day of March, 2021.

Sokolof Remtulla, PLLC
By: /s/ Shafin Remtulla, Esq.
Shafin A. Remtulla, Esq.
Bar No: 64055
SOKOLOF REMTULLA, PLLC
224 Datura Street, Suite 515
West Palm Beach, Florida 33401
Telephone: 561-507-5252
Facsimile: 561-342-4842
E-mail: pleadings@floridalitlaw.com
March 19, 26, 2021 21-00345K

FIRST INSERTION

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

CASE No. 2020CA-002858-0000-00 NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. MARY ANN WELLS AKA MARYANN ANN ALEXSON, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2020CA-002858-0000-00 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein, NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, and, MARY ANN WELLS AKA MARYANN ANN ALEXSON, et al., are Defendants, Clerk of Court, Stacy Butterfield, will sell to the highest bidder for cash at WWW.POLK.REALFORECLOSE.COM, at the hour of 10:00 AM, on the 20th day of April, 2021, the following described property: COMMENCE 378 FEET SOUTH OF THE NORTHEAST CORNER OF THE SOUTH-EAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 29 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA, RUN THENCE WEST 355 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 150 FEET, THENCE NORTH 150 FEET TO THE POINT OF BEGINNING.

205 FEET; THENCE NORTH 150 FEET; THENCE EAST 205 FEET TO THE POINT OF BEGINNING.

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

IMPORTANT

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

DATED this 12th day of March, 2021.

GREENSPOON MARDER LLP
TRADE CENTRE SOUTH,
SUITE 700
100 WEST CYPRESS CREEK ROAD
FORT LAUDERDALE, FL 33309
Telephone: (954) 343 6273
Hearing Line: (888) 491-1120
Facsimile: (954) 343 6982
Email 1:
karissa.chin-duncan@gmlaw.com
Email 2:
gmforeclosure@gmlaw.com
By: Karissa Chin-Duncan, Esq.
Florida Bar No. 98472
33585.2877 / JSchwartz
March 19, 26, 2021 21-00343K

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SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 21CP-0553 IN RE: ESTATE OF HENRY MARTIN JOERZ, JR., Deceased, SSN: XXX-XX-3932

The administration of the estate of HENRY MARTIN JOERZ, JR., deceased, whose date of death was February 2, 2021, and whose Social Security Number is XXX-XX-3932, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of the first publication of this notice is the 12th day of March, 2021.

Signed on this 4th day of March, 2021.

Personal Representative:
Tracey A. Joerz
820 Oleander Dr. SE
Winter Haven, FL 33880-4540
Attorney for Personal Representative:
Michael A. Johnson
Florida Bar #: 0474258
P.O. Box 1397
Lakeland, FL 33802-1397
Telephone: (863) 688-0741
Fax#: (863) 688-0472
Primary email:
majlaw@tampabay.rr.com
March 12, 19, 2021 21-00319K

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10th JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2018-CA-3985

ABS REO TRUST IV., Plaintiff, vs. DEBRA ARTHUR, et al., Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 25, 2021, and entered in Case No. 2018-CA-39857 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which Abs Reo Trust IV, is the Plaintiff, and Black Point Assets, Inc., as Trustee of the 816 Cinnamon Dr E Land Trust Dated 4/1/2017; Star Pointe Capital LLC, as Trustee of the 816 Cinnamon Dr E Land Trust Dated 4/1/2017; Debra C. Arthur A/K/A Debra Carol Arthur; Unknown Tenant N/K/A Nathan Brown, are Defendants, the clerk, Stacy M. Butterfield, will sell to the highest and best bidder for cash, beginning at 10:00 AM via www.polk.realforeclose.com, in accordance with Chapter 45, Florida Statute, on the 31st day of March, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 70, OF CINNAMON RIDGE AS RECORDED IN PLAT BOOK 70, PAGE10, ET SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA
Property Address: 816 Cinnamon Drive East, Winter Haven, Florida 33880

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.

Movant counsel certifies that a bona fide effort to resolve this matter on the motion noticed has been made or that, because of time consideration, such effort has not yet been made but will be made prior to the scheduled hearing.

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

Dated: March 8, 2021
NEUSTEIN LAW GROUP, P.A.
18305 Biscayne Blvd., Suite 250
Aventura, Florida 33160
T: (305) 531-2545 F: (305) 531-2365
Primary Email: NLGLaw@yahoo.com
Secondary Email:
JL@neusteinlaw.com
By: /s/ Nicole R. Moskowitz
Nicole R. Moskowitz, Esq.,
Fla. Bar No. 56570
March 12, 19, 2021 21-00324K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2020CA002617000000 LENDINGHOME FUNDING CORP, Plaintiff, vs.

HIGHER TRUST INVESTMENTS LLC, A FLORIDA LIMITED LIABILITY COMPANY, ET AL. Defendants

To the following Defendant(s): HIGHER TRUST INVESTMENTS, LLC, A FLORIDA LIMITED LIABILITY COMPANY (CURRENT RESIDENCE UNKNOWN)

Last Known Address: 121 S. ORANGE AVE, STE. 1500, ORLANDO, FL 32801

Additional Address: C/O STEVEN SOTO, AGENT: 155 S COURT AVE UNIT 2707, ORLANDO, FL 32801

Additional Address: C/O STEVEN SOTO, AGENT: 2209 NE 15TH TER, GAINESVILLE, FL 32609

ANIBAL SOTO (CURRENT RESIDENCE UNKNOWN)

Last Known Address: 4865 CYPRESS WOODS DR APT 2303, ORLANDO, FL 32811

Additional Address: 3745 DOVEHOLLOW DR, LAKELAND, FL 33812

Additional Address: 1610 S PALMETTO AVE, SANFORD, FL 32771

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

LOT 100, DOVE HOLLOW, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 73, PAGE(S) 45, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. A/K/A 3745 DOVEHOLLOW DR, LAKELAND FL 33812

has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE, SUITE #110, DEERFIELD BEACH, FL 33442 on or before 4/8/2021 a date which is within thirty (30) days after the first publication of this Notice in THE BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

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

WITNESS my hand and the seal of this Court this day of MAR 02, 2021

Stacy M. Butterfield
POLK COUNTY CLERK OF COURT
By /s/ Asuncion Nieves
As Deputy Clerk

J. Anthony Van Ness, Esq.
VAN NESS LAW FIRM, PLC,
Attorney for the Plaintiff,
1239 E. NEWPORT CENTER DRIVE,
SUITE #110,
DEERFIELD BEACH, FL 33442
LH16354-20/ng
March 12, 19, 2021 21-00329K

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

CASE NO.: 2014CA003588000000 GREEN TREE SERVICING LLC Plaintiff(s), vs.

CRISPIN ROSAS AKA CRISPIN ROSAS; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE THREE ASSOCIATION, INC.; Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on March 24, 2016 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 8th day of April, 2021 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

Lot 15, Block 114, Poinciana Sub-division, Neighborhood 3, Village 3, according to Plat thereof recorded in Plat Book 52, Pages 19 through 31, of the Public Records of Polk County, Florida.

Property address: 572 Koala Drive, Kissimmee, FL 34759

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

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

for Plaintiff designates attorney@padgettlawgroup.com as its primary e-mail address for service, in the above styled matter, of all pleadings and documents required to be served on the parties.

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

Respectfully submitted,
/s/ Steven Hurley
PADGETT LAW GROUP
STEVEN G. HURLEY, ESQ.

Florida Bar # 99802
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
(850) 422-2520 (telephone)
(850) 422-2567 (facsimile)

attorney@padgettlawgroup.com
Attorney for Plaintiff

Ditech Financial LLC f/k/a Green Tree Servicing LLC vs. Crispin Rosas
TDP File No. 14-001345-5
March 19, 26, 2021 21-00347K

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

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myorangeclerk.com

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- On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- A file copy of your delivered affidavit will be sent to you.

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SECOND INSERTION

NOTICE OF ACTION - MORTGAGE FORECLOSURE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION

Case No.: 2020-CA-003626
MADISON ALAMOSA HECM, LLC, Plaintiff, vs- THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST EMILIO R. IGLESIAS, DECEASED; EMILIO G. IGLESIAS AND UNKNOWN SPOUSE OF EMILIO G. IGLESIAS, if living, and all unknown parties claiming by, through, under or against the above named Defendants who are not known to be dead or alive, whether said unknown parties may claim an interest as spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other claimants, claiming by, through, under or against the said EMILIO G. IGLESIAS AND UNKNOWN SPOUSE OF EMILIO G. IGLESIAS; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT 1; UNKNOWN TENANT 2, Defendants.

TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST EMILIO R. IGLESIAS, DECEASED

Whose Residences are: Unknown
Whose last Known Mailing Addresses are: Unknown

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

LOT 14, OF SOUTHERN LAND COMPANY'S SUBDIVI-

SION OF U.S. GOVERNMENT LOT 5, SECTION 32, TOWNSHIP 30 SOUTH, RANGE 28 EAST, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 27, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

41 OAK ST, BABSON PARK, FL 33827
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jeffrey C. Hakanson, Esquire, of McIntyre Thanasides Bringgold Elliott Grimaldi Guito & Matthews, P.A., 500 E. Kennedy Blvd., Suite 200, Tampa, Florida 33602, within thirty (30) days of the date of the first publication of this notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

DATED this day of MAR 01, 2021.
Default Date 4/7/2021

STACY BUTTERFIELD
CLERK OF CIRCUIT COURT
By: /s/ Asuncion Nieves
Deputy Clerk

Jeffrey C. Hakanson, Esq.
McIntyre/Thanasides
500 E. Kennedy Blvd., Suite 200
Tampa, Florida 33602
813-223-0000
March 12, 19, 2021 21-00316K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
Case Number: 21CP-0666
IN RE: ESTATE OF
Michael Wayne Daniels, Sr.
deceased.

The administration of the estate of Michael Wayne Daniels, Sr., deceased, Case Number 21CP-0666, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. 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 has been 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 TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.

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

The date of first publication of this notice is March 12, 2021.

Sandra L. Daniels
Personal Representative
Address: 3418 Imperial Lane,
Lakeland, FL 33812
MICHAEL H. WILLISON, P.A.
Michael H. Willison, Esquire
114 S. Lake Avenue
Lakeland, Florida 33801
(863) 687-0567
Florida Bar No. 382787
mwillison@mwillison.com
Attorney for Personal Representative
March 12, 19, 2021 21-00320K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 21-CP-563
IN RE: ESTATE OF
SUZANNE J. WILLIAMS,
Deceased.

The administration of the estate of SUZANNE J. WILLIAMS, deceased, whose date of death was January 5, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Drawer CC-1, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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: March 12, 2021.

JULIE C. WILLIAMS
Personal Representative
418 E. Montana Street
Philadelphia, PA 19119
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jrvera@hnh-law.com
March 12, 19, 2021 21-00318K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 2021CP0007010000XX
Division PROBATE
IN RE: ESTATE OF
JOHNNIE MAE WILLIAMS
Deceased.

The administration of the estate of JOHNNIE MAE WILLIAMS, deceased, whose date of death was November 24, 2019, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, CC-4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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 March 12, 2021.

Personal Representative:
Christopher J. Williams
613 SE 2nd Street
Mulberry, Florida 33860
Attorney for Personal Representative:
Albert Stickle, III, Attorney
Florida Bar Number: 51605
737 S. Indiana Avenue, Suite A
Englewood, Florida 34223
Telephone: (941) 474-5506
Fax: (941) 474-5507
E-Mail: aj@stickleylaw.com
Secondary E-Mail:
info@stickleylaw.com
1741.001
March 12, 19, 2021 21-00317K

SECOND INSERTION

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

CASE No. 2017CA002530000000 WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2014 2014-2, PLAINTIFF, VS.

JULIANNE S. GATES A/K/A JULIANNE SIMMONDS A/K/A JULIANNE S. SIMMONDS, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated November 26, 2018 in the above action, the Polk County Clerk of Court will sell to the highest bidder for cash at Polk, Florida, on April 22, 2021, at 10:00 AM, at www.polk.realforeclose.com for the following described property:

Lot(s) 13 and 14, Block 12 of Dixieland Addition as recorded in Plat Book 1, Page 67, et seq., of the Public Records of Polk County, Florida

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

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

Tromberg, Morris & Poulin, PLLC
Attorney for Plaintiff
1515 South Federal Highway,
Suite 100
Boca Raton, FL 33432
Telephone #: 561-338-4101
Fax #: 561-338-4077
Email: eservice@tmppllc.com
By: Princy Valiathodathil, Esq.
FBN 70971
Our Case #: 17-000739-FST\
2017CA002530000000\FAY
March 12, 19, 2021 21-00330K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 2020-CA-003800
SECTION: 08

MIDFLORIDA CREDIT UNION, Plaintiff, v. ERIC M. ESPINOSA; SALIA ESPINOSA A.K.A. SALIA TRINIDAD ESPINOSA; THE GREENFIELD VILLAGE OF CYPRESSWOOD HOMEOWNERS' ASSOCIATION, INC.; TENANT #1; TENANT #2; AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, Defendants.

TO: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS

YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Polk County, Florida: LOT 77 OF THE UNRECORDED PLAT OF CYPRESSWOOD, AND FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 1696.10 FEET NORTH AND 1652.76 FEET EAST OF THE SOUTHWEST CORNER OF SECTION 29, TOWNSHIP 28 SOUTH, RANGE 27 EAST, POLK COUNTY, FLORIDA, RUN NORTH 09 DEGREES 58 MINUTES 30 SECONDS WEST, 84.43 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVED SOUTH-

WESTERLY WHOSE RADIUS IS 326.25 FEET; THENCE RUN NORTHWESTERLY ALONG THE SAID CURVE A CHORD DISTANCE OF 65.57 FEET (CHORD BEARING NORTH 15 DEGREES 44 MINUTES 33 SECONDS WEST), THENCE RUN SOUTH 67 DEGREES 09 MINUTES 19 SECONDS WEST, 177.96 FEET, THENCE RUN SOUTH 09 DEGREES 58 MINUTES 30 SECONDS EAST, 110.0 FEET, THENCE RUN NORTH 80 DEGREES 01 MINUTES 30 SECONDS EAST, 180.0 FEET TO THE POINT OF BEGINNING.

Property Address: 121 Greenfield Rd, Winter Haven, FL 33884
has been filed against you in the Circuit Court of the Tenth Judicial Circuit, Polk County, Florida, and you are required to serve a copy of your written defenses to the Complaint, if any, to Gregory A. Sanoba, Esq., 422 South Florida Avenue, Lakeland, Florida 33801, on or before April 1, 2021 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

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

DATE: February 23, 2021
Stacey Butterfield
Clerk of the Court
(SEAL) By: Asuncion Nieves
Deputy Clerk

Gregory A. Sanoba, Esq.,
422 South Florida Avenue,
Lakeland, Florida 33801
March 12, 19, 2021 21-00314K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 532020CP0032340000XX
IN RE: ESTATE OF
MARY LANTHRIP,
Deceased.

The administration of the estate of MARY LANTHRIP, Deceased, whose date of death was August 28, 2020, is pending in the Circuit Court for POLK County, Florida, Probate Division, the address of which is 255 N. Broadway Ave. Bartow, Fl. 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: March 12, 2021.

ROGER LANTHRIP,
Personal Representative
Attorney for Personal Representative:
Scott R. Bugay, Esquire
Florida Bar No. 5207
Citicentre, Suite P600
290 NW 165th Street
Miami FL 33169
Telephone: (305) 956-9040
Fax: (305) 945-2905
Primary Email: Scott@srblawyers.com
Secondary Email:
angelica@srblawyers.com
March 12, 19, 2021 21-00336K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 21-CP-0005850000XX
IN RE: ESTATE OF
DORIS KATHLEEN ELLINGER,
Deceased.

The administration of the estate of DORIS KATHLEEN ELLINGER, deceased, whose date of death was January 11, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000 Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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: March 12, 2021.

MICHAEL EUGENE ELLINGER
A/K/A MICHAEL E. ELLINGER
Personal Representative
217 Granada Ln.
Davenport, FL 33837
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
March 12, 19, 2021 21-00321K

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION:

CASE NO.: 2019CA-000708-0000-00

U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs.

ANNETTE JOHNSON; CLERK OF THE CIRCUIT COURT OF POLK COUNTY, FLORIDA; HOUSING FINANCE AUTHORITY OF PINELLAS COUNTY; MIDLAND FUNDING LLC; NORMANDY HEIGHTS HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HENRY JOHNSON A/K/A HENRY D. JOHNSON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Order Resetting Foreclosure Sale dated the 26th day of February 2021, and entered in Case No. 2019CA-000708-0000-00, of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ANNETTE JOHNSON; CLERK OF THE CIRCUIT COURT OF POLK COUNTY, FLORIDA; HOUSING FINANCE AUTHORITY OF PINELLAS COUNTY; MIDLAND FUNDING LLC; NORMANDY HEIGHTS HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HENRY JOHNSON A/K/A HENRY D. JOHNSON; and UNKNOWN TENANT N/K/A TIARA BARNHILL IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com

at, 10:00 AM on the 26th day of April 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 112, NORMANDY HEIGHTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 140, PAGE 40, OF THE PUBLIC RECORDS OF POLK COUNTY

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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

Dated this 4th day of March 2021.
By: /s/ Pratik Patel, Esq.
Pratik Patel, Esq.
Bar Number: 98057
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@clelegalgroup.com
19-00256
March 12, 19, 2021 21-00310K




SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateclerk.com | SARASOTA COUNTY: sarasotaclerk.com | CHARLOTTE COUNTY: charlotte.realforeclose.com
LEE COUNTY: leelclerk.org | COLLIER COUNTY: collierclerk.com | HILLSBOROUGH COUNTY: hillscclerk.com
PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org
POLK COUNTY: polkcountyclerk.net | ORANGE COUNTY: myorangeclerk.com

Check out your notices on:
www.floridapublicnotices.com



SECOND INSERTION

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

CASE NO. 2021CA00029000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 2000-3, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SARAH ANN GANN A/K/A SARAH ANN VINSON A/K/A SARAH A. VINSON, DECEASED AND THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MICHAEL ALLEN VINSON, DECEASED, et. al. Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SARAH ANN GANN A/K/A SARAH ANN VINSON A/K/A SARAH A. VINSON, DECEASED AND THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MICHAEL ALLEN VINSON, DECEASED

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

property described in the mortgage being foreclosed herein.

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

LOT 54, WOLF RUN SUB-DIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 74, PAGE 3, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH 2001 MOBILE HOME WITH VIN NUMBERS HOGA20K01810A AND HOGA20K01810B

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 4/8/2021/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

WITNESS my hand and the seal of this Court at County, Florida, this 2nd day of March, 2021

Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT
(SEAL) BY: Asuncion Nieves
DEPUTY CLERK
ROBERTSON, ANSCHUTZ,
AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
19-371311
March 12, 19, 2021 21-00313K

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

CASE No. 2019CA-003242-0000-00

VWMF FUNDING, LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF YVETTE ROSE GRIMES, DECEASED, et. al. Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2019CA-003242-0000-00 of the Circuit Court in and for POLK County, Florida, wherein, THE BANK OF NEW YORK MELLON TRUST COMPANY, N.A., AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, and, UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL

SECOND INSERTION

OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF YVETTE ROSE GRIMES, DECEASED, et al., are Defendants, Clerk of Court, Stacy M. Butterfield, will sell to the highest bidder for cash at WWW.POLK.REALFORECLOSE.COM, at the hour of 10:00 AM, on the 6th day of April, 2021, the following described property: LOT N-44, ROYAL RANCHES, AN UNRECORDED SUBDIVISION, MORE PARTICULARLY DESCRIBED AS THE NORTH 1/2 OF THE WEST 1/2 OF THE NE 1/4 OF THE NE 1/4 OF THE SW 1/4 OF SECTION 6, TOWNSHIP 30, SOUTH, RANGE 26 EAST. LESS AND EXCEPT THE EAST 133 FEET AND LESS AND EXCEPT THE NORTH 25 FEET THEREOF FOR ROAD RIGHT OF WAY, SITUATE LYING AND BEING IN POLK COUNTY, FLORIDA.

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

SECOND INSERTION

6, according to the map or plat thereof, as recorded in Plat Book 117, Page(s) 46 through 49, inclusive, of the Public Records of Polk County, Florida.

A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, to it on SONIA A. BOSINGER, ESQUIRE, Plaintiff's Attorney, whose address is ARIAS BOSINGER, PLLC, 845 E. NEW HAVEN AVENUE, MELBOURNE, FL 32901, within thirty (30) days after the first publication of this notice March 12, 2021 and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Lien Foreclosure Complaint.

If you are a person with a disability who needs any accommodation in or-

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

DATED this 9 day of March, 2021.
GREENSPOON MARDER LLP
TRADE CENTRE SOUTH, SUITE 700
100 WEST CYPRESS CREEK ROAD
FORT LAUDERDALE, FL 33309
Telephone: (954) 343 6273
Hearing Line: (888) 491-1120
Facsimile: (954) 343 6982
Email 1: michele.clancy@gmlaw.com
Email 2: gmforeclosure@gmlaw.com
By: /s/ Michele R. Clancy
Michele R. Clancy, Esq.
Florida Bar No. 498661
61387.0007 / JSchwartz
March 12, 19, 2021 21-00327K

SECOND INSERTION

NOTICE OF SALE
Affordable Self Storage of Bartow
1515 Centennial Blvd.
Bartow, FL 33830
(863)533-5597

Personal property consisting of sofas, TVs, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales 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 or Credit cards only for all purchases & tax resale certificates required, if applicable.

H002 T. Pueschell
H034 O. Watson
Units will be listed on www.storagetreasures.com Auction ends on March 29 ,2021 @11:00 AM or after March 12, 19, 2021 21-00337K

SECOND INSERTION

NOTICE OF ACTION OF FORECLOSURE PROCEEDINGS-PROPERTY
IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE: 2021-CC-000012

SOLTERRA RESORT HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. ODUTAYO ABODUNDE ODULANA; USINOMEN JOSEPHINE ODULANA AND UNKNOWN TENANT(S), Defendant.

TO: ODUTAYO ABODUNDE ODULANA AND USINOMEN JOSEPHINE ODULANA

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

Lot 319, of OAKMONT PHASE 1 according to the Plat thereof as recorded in Plat Book 148, Pages 16 through 30, of the Public Records of Polk County, Florida, and any subsequent amendments to the aforesaid.
A/K/A: 4312 Acorn Court, Davenport, FL 33837

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon MANKIN LAW GROUP, Attorneys for Plaintiff, whose address is 2535 Landmark Drive, Suite 212, Clearwater, FL 33761, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 1st day of March, 2021

Default Date: April 7, 2021
Stacy Butterfield
Circuit and County Courts
(SEAL) By: Asuncion Nieves
Deputy Clerk

MANKIN LAW GROUP,
Attorneys for Plaintiff,
2535 Landmark Drive, Suite 212,
Clearwater, FL 33761
March 12, 19, 2021 21-00315K

SECOND INSERTION

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

CASE NO. 2020CA001107000000 AMERIHOME MORTGAGE COMPANY, LLC, Plaintiff, vs. CHRISTOPHER M. COOPER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 11, 2021, and entered in 2020CA001107000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein AMERIHOME MORTGAGE COMPANY, LLC is the Plaintiff and CHRISTOPHER M. COOPER; and ASHLEY ANN COOPER A/K/A ASHLEY A. COOPER are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on March 29, 2021, the following described property as set forth in said Final Judgment, to wit:

DESCRIPTION (PORTION OF DRIVEWAY PARCEL) PORTION OF SAID PARCEL BEING DESCRIBED PER SURVEY PREPARED BY GEORGE F. YOUNG, INC., PROJECT NUMBER 0633-0022-00, DATED 12/12/06 AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, SAID CORNER BEING MONUMENTED WITH A 1/2 INCH IRON PIPE FOUND IN THE CENTERLINE OF COUNTY ROAD 544, SAID CORNER BEING FOUND AT COORDINATES 1,361,084.82 FEET NORTH AND 797,218.97 FEET EAST, FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, AS REFERENCED TO NAD83, ADJUSTMENT OF 1990 ("SPC"); THENCE ON THE SOUTH BOUNDARY OF THE NORTH 1/2 OF SAID SECTION 6, NORTH 89 DEGREES 38 MINUTES 49 SECONDS EAST, A DISTANCE OF 5273.96 FEET TO THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 6, SAID CORNER BEING MONUMENTED WITH A RAILROAD SPIKE FOUND IN THE CENTERLINE OF COUNTY ROAD 544 (1,361,117.31 FEET NORTH, 802,492.83 FEET EAST SPC); THENCE DEPARTING SAID SOUTH BOUNDARY, NORTH

02 DEGREES 19 MINUTES 19 SECONDS WEST, A DISTANCE OF 3801.93 FEET TO A PARKER KALON HARDENED CONCRETE NAIL SET WITH A BRASS DISK BEARING THE INSCRIPTION "GFY LB021" SET IN THE CENTER OF PAVEMENT AT THE INTERSECTION OF SHADY COVE ROAD EAST AND LAKE MARION ROAD FEET NORTH, 802,338.79 FEET EAST SPC), THENCE NORTH 35 DEGREES 38 MINUTES 55 SECONDS EAST, A DISTANCE OF 283.50 FEET TO A 5/8 INCH IRON ROD WITH A PLASTIC CAP BEARING THE INSCRIPTION "RLS 3781" FOUND AT THE POINT OF BEGINNING (1865,146.49 FEET NORTH, 802,504.02 FEET EAST SPC); THENCE NORTH 62 DEGREES 51 MINUTES 20 SECONDS WEST, A DISTANCE OF 114.50 FEET TO A FOUND 5/8 INCH IRON ROD WITH A PLASTIC CAP BEARING THE INSCRIPTION "RLS 3781"; THENCE NORTH 82 DEGREES 49 MINUTES 50 SECONDS WEST, A DISTANCE OF 52.50 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC CAP BEARING THE INSCRIPTION "GFY LB021", THENCE SOUTH 75 DEGREES 46 MINUTES 24 SECONDS WEST, A DISTANCE OF 81.67 FEET TO A FOUND 5/8 INCH IRON ROD WITH A PLASTIC CAP BEARING THE INSCRIPTION "GFY LB021", THENCE SOUTH 46 DEGREES 30 MINUTES 27 SECONDS EAST, A DISTANCE OF 15.00 FEET TO A PARKER KALON HARDENED CONCRETE NAIL WITH A BRASS DISK BEARING THE INSCRIPTION "GFY LB021" SET IN A CONCRETE DRIVEWAY; THENCE NORTH 54 DEGREES 30 MINUTES 27 SECONDS EAST, A DISTANCE OF 15.00 FEET TO A PARKER KALON HARDENED CONCRETE NAIL WITH A BRASS DISK BEARING THE INSCRIPTION "GFV LB021" SET IN A CONCRETE DRIVEWAY; THENCE NORTH 77 DEGREES 47 MINUTES 26 SECONDS EAST, A DISTANCE OF 74.74 FEET TO 1/2 INCH IRON PIPE FOUND; THENCE SOUTH 83 DEGREES 20 MINUTES 26 SECONDS EAST, A DISTANCE OF 60.13 FEET TO A 1/2 INCH IRON PIPE FOUND; THENCE SOUTH 68 DEGREES 16 MINUTES 40

SECONDS EAST, A DISTANCE OF 125.00 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC CAP BEARING THE INSCRIPTION "GFY LB021"; THENCE SOUTH 33 DEGREES 55 MINUTES 30 SECONDS WEST, A DISTANCE OF 36.75 FEET TO THE POINT OF BEGINNING. DESCRIPTION (STEELE PARCEL) SAID CERTAIN PARCEL BEING DESCRIBED PER SURVEY PREPARED BY GEORGE F. YOUNG, INC., PROJECT NUMBER 0633-0022-00, DATED 12/12/06 AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 28 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA, SAID CORNER BEING MONUMENTED WITH A 1/2 INCH IRON PIPE FOUND IN THE CENTERLINE OF COUNTY ROAD 544, SAID CORNER BEING FOUND AT COORDINATES 1,361,084.82 FEET NORTH AND 797,218.97 FEET EAST, FLORIDA STATE PLANE COORDINATE SYSTEM, WEST ZONE, AS REFERENCED TO NAD83, ADJUSTMENT OF 1990 ("SPC"); THENCE ON THE SOUTH BOUNDARY OF THE NORTH 1/2 OF SAID SECTION 6, NORTH 89 DEGREES 38 MINUTES 49 SECONDS EAST, A DISTANCE OF 5273.96 FEET TO THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 6, SAID CORNER BEING MONUMENTED WITH A RAILROAD SPIKE FOUND IN THE CENTERLINE OF COUNTY ROAD 544 (1,361,117.31 FEET NORTH, 802,492.83 FEET EAST SPC); THENCE DEPARTING SAID SOUTH BOUNDARY, NORTH 02 DEGREES 19 MINUTES 19 SECONDS WEST, A DISTANCE OF 3801.93 FEET TO A PARKER KALON HARDENED CONCRETE NAIL SET WITH A BRASS DISK BEARING THE INSCRIPTION "GFY LB021" SET IN THE CENTER OF PAVEMENT AT THE INTERSECTION OF SHADY COVE ROAD EAST AND LAKE MARION ROAD WEST (1,364,916.12 FEET NORTH, 802,338.79 FEET EAST SPC); THENCE NORTH 35 DEGREES 38 MINUTES 55 SECONDS EAST, A DISTANCE OF 283.50 FEET TO A 5/8 INCH IRON ROD WITH A PLASTIC CAP BEAR-

ING THE INSCRIPTION "RLS 3781" FOUND (1,365,146.49 FEET NORTH, 802,504.02 FEET EAST SPC); THENCE ON THE EASTERLY BOUNDARY OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN OFFICIAL RECORDS BOOK 4267, PAGE 1553 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, NORTH 33 DEGREES 55 MINUTES 30 SECONDS EAST, A DISTANCE OF 36.75 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC CAP BEARING THE INSCRIPTION "GFYLB021"; THENCE ON THE NORTHERLY BOUNDARY OF SAID CERTAIN PARCEL, NORTH 68 DEGREES 16 MINUTES 40 SECONDS WEST, A DISTANCE OF 49.73 FEET TO A 1 INCH IRON PIPE FOUND; THENCE CONTINUE ON SAID NORTHERLY BOUNDARY, NORTH 68 DEGREES 16 MINUTES 40 SECONDS WEST A DISTANCE OF 75.27 FEET TO A 1/2" IRON PIPE FOUND (1,365,223.25 FEET NORTH, 802,408.41 FEET EAST SPO; THENCE CONTINUE ON SAID NORTHERLY BOUNDARY, NORTH 83 DEGREES 20 MINUTES 26 SECONDS WEST A DISTANCE OF 60.13 FEET TO A 1/2 INCH IRON PIPE FOUND AT THE POINT OF BEGINNING; THENCE CONTINUE ON SAID NORTHERLY BOUNDARY, SOUTH 77 DEGREES 47 MINUTES 26 SECONDS WEST, A DISTANCE OF 74.74 FEET TO A PARKER KALON HARDENED CONCRETE NAIL WITH A BRASS DISK BEARING THE INSCRIPTION "GFY LB021" SET IN A CONCRETE DRIVEWAY; THENCE DEPARTING SAID NORTHERLY BOUNDARY, ON THE WESTERLY BOUNDARY OF THE PARCEL HEREIN DESCRIBED, AND THE EASTERLY BOUNDARY OF CERTAIN PARCEL OF LAND DESCRIBED IN DEED RECORDED IN OFFICIAL RECORDS BOOK 3035, PAGE 132 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, NORTH 35 DEGREES 32 MINUTES 03 SECONDS WEST A DISTANCE OF 107.90 FEET TO 1/2 INCH IRON PIPE FOUND; THENCE CONTINUE NORTH 35 DEGREES 32 MINUTES 03 SECONDS WEST, A DISTANCE OF 25.40 FEET MORE OR LESS THE WATERS OF LAKE MARION; THENCE MEANDERING THE WATERS OF LAKE MARION, BEING WITNESSED BY THE FOL-

LOWING TWO (2) COURSES: (1) NORTH 45 DEGREES 27 MINUTES 25 SECONDS EAST, A DISTANCE OF 82.12 FEET; (2) NORTH 76 DEGREES 59 MINUTES 33 SECONDS EAST, A DISTANCE OF 70.10 FEET TO A POINT OF INTERSECTION WITH THE EASTERLY BOUNDARY OF THE PARCEL HEREIN DESCRIBED, AND THE WESTERLY BOUNDARY OF THAT CERTAIN PARCEL OF LAND DESCRIBED IN DEED RECORDED IN OFFICIAL RECORDS BOOK 3830, PAGE 399 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA; THENCE ON SAID EASTERLY BOUNDARY, SOUTH 08 DEGREES 07 MINUTES 12 SECONDS EAST, A DISTANCE OF 8.38 FEET TO A 1/2 INCH IRON ROD SET WITH A PLASTIC CAP BEARING THE INSCRIPTION "GFY LB021"; THENCE CONTINUE ON SAID EASTERLY BOUNDARY, SOUTH 08 DEGREES 07 MINUTES 12 SECONDS EAST, A DISTANCE OF 159.36 FEET TO THE POINT OF BEGINNING.
Property Address: 1093 SHADY COVE RD E, HAINES CITY, FL 33844

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 9 day of March, 2021.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/ Laura Elise Goorland
Laura Elise Goorland, Esquire
Florida Bar No. 55402
Communication Email:
lgoorland@raslg.com
20-054315 - MaM
March 12, 19, 2021 21-00335K

OFFICIAL COURT HOUSE 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
LV10245

SECOND INSERTION

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

Case #: 2018-CA-004194 DIVISION: 11

Wells Fargo Bank, NA Plaintiff, -vs.- Christopher Stump; Kelly Stump; 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, Devises, 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, Devises, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-004194 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, NA, Plaintiff and Christopher Stump are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on April 6, 2021, the following described property as set forth in said Final Judgment, to-wit:

A PART OF LOT 14 OF FLORIDA HIGHLANDS LAKE ADA VILLA RECORDED IN PLAT BOOK 1, PAGE 87 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA DESCRIBED AS: COMMENCE AT THE NORTHEASTERLY CORNER OF SAID LOT 14 AND RUN NORTH 49°59'09" WEST ALONG THE NORTH BOUNDARY OF SAID LOT 14, 150.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 24°00'51" WEST 150.00

FEET; THENCE SOUTH 11°35'08" WEST, 195.47 FEET TO A POINT ON THE SOUTHERLY BOUNDARY OF SAID LOT 14; THENCE NORTH 71°16'22" WEST ALONG SAID SOUTHERLY BOUNDARY 118.00 FEET TO THE SOUTHWESTERLY CORNER OF SAID LOT 14; THENCE NORTH 13°07'12" EAST ALONG THE WESTERLY BOUNDARY OF SAID LOT 14, 402.45 FEET TO THE NORTHWESTERLY CORNER OF SAID LOT 14; THENCE SOUTH 49°59'09" EAST ALONG THE NORTHERLY BOUNDARY OF SAID LOT 14, 157.60 FEET TO THE POINT OF BEGINNING,

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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 OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 18-316093 FC01 WNI March 12, 19, 2021 21-00334K

SECOND INSERTION

NOTICE OF PUBLIC SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION

Case No. 2020 CA 0030080 00000 JANET BRIGLALL, Plaintiff, vs. KAVITA JAGMOHAN, Defendant.

Notice is hereby given pursuant to an Order Granting Plaintiff's Motion for Partition and Public Sale dated the 1st day of March, 2021 and entered in Case No. 20-CA-30080, of the Circuit Court of the TENTH Judicial Circuit, and for Polk County, Florida wherein Janet Briggall is the Plaintiff and Kavita Jagmohan is the Defendant. The subject property will be sold to the highest bidder in Judicial Sale conducted electronically online at the following website: https://polk.realforeclose.com/index.cfm at 10:00 A.M. on the 6th day of April, 2021; as set forth in said Order, to-wit:

The property directed for sale is: 519 S. Westgate Ave., Lakeland, FL 33815 having a legal description of : Lot 14, and the South 13.8 feet of lot 13, Block J, ALBERT PARK ADDITION TO LAKELAND, FLORIDA, a subdivision according to the plat thereof recorded at Plat Book 3, Page 25, in the Public Records of Polk County, Florida. Parcel ID# 232823-108500-010131

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

Dated this 9th day of March, 2021. /s/ Thomas S. Rutherford THOMAS S. RUTHERFORD, ESQ. 916 Walt Williams Rd. Lakeland, FL 33809 FBN 215031 813-857-5190 Fax 863-858-9528 Attorney for Plaintiff March 12, 19, 2021 21-00339K

SECOND INSERTION

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

Case #: 2014-CA-002474 DIVISION: 11

MTGLQ Investors, L.P. Plaintiff, -vs.- Hassan Azizbi and Saadia Hamour; Unknown Spouse of Hassan Azizbi; Mortgage Electronic Registration Systems, Inc. as Nominee for Countrywide Bank, a Division of Treasury Bank, N.A.; Regions Bank, Successor By Merger to AmSouth Bank; Heather Hill Homeowners Association, Inc.; Green Emerald Homes, LLC Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2014-CA-002474 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein MTGLQ Investors, L.P., Plaintiff and Hassan Azizbi and Saadia Hamour are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on April 12, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 246, HEATHER HILL, PHASE TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGES 21 AND 22, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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 OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 14-274402 FC01 UBG March 12, 19, 2021 21-00326K

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.:

2018CA-000936-0000-00 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-W2, Plaintiff, vs. UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RHONDA F. BUTLER A/K/A RHONDA FAYE BUTLER-PALMORE A/K/A RHONDA BUTLER REED A/K/A RHONDA FAY SCOTT A/K/A RHONDA FAYE BUTLER A/K/A RHONDA FAY BUTLER, DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEWISEES, GRANTEEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; BRITTANY

SECOND INSERTION

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

Case No. 2008CA-006258-0000-00 THE BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS CWABS, INC. ASSET BACKED CERTIFICATES, SERIES 2007-9, Plaintiff, vs. Leland Charles Piester, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2008CA-006258-0000-00 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein THE BANK OF NEW YORK AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS CWABS, INC. ASSET BACKED CERTIFICATES, SERIES 2007-9 is the Plaintiff and Leland Charles Piester; THE UNKNOWN SPOUSE OF LELAND C. PIESTER; Derenda M Piester; Tenant #1; Tenant #2; Tenant #3; and Tenant #4 the name being fictitious to account for parties in possession are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00 AM on the 6th day of April, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 33, OF C.W. ROCKNER'S ADDITION TO FORT MEADE, ACCORDING TO THE PLAT THEREOF RECORDED IN DEED BOOK P, PAGE 354, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. AND THE WEST 110 FEET OF THE NORTH 2 FEET OF LOT 34 OF

SCOTT; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated October 7, 2020, and entered in Case No. 2018CA-000936-0000-00 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ARGENT SECURITIES INC., ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-W2, is Plaintiff and UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RHONDA F. BUTLER A/K/A RHONDA FAYE BUTLER-PALMORE A/K/A RHONDA BUTLER REED A/K/A RHONDA FAY SCOTT A/K/A RHONDA FAYE BUTLER A/K/A RHONDA FAY BUTLER, DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEWISEES, GRANTEEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; BRITTANY

SECOND INSERTION

SCOTT; UNKNOWN TENANT #1; UNKNOWN TENANT #2, are Defendants, the Office of the Clerk, Polk County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.polk.realforeclose.com at 10:00 a.m. on the 4th day of May, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 10, BLOCK 2, TRADEWIDS SIXTH ADDITION, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 48, PAGE 20, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 2214 Mateo St., Lakeland, Florida 33801 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

SECOND INSERTION

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

Case #: 2018-CA-003211 DIVISION: 15

Wells Fargo Bank, NA Plaintiff, -vs.- Lloyd Anthony Smith, as Personal Representative of the Estate of Lorna Teal Smith; Elijah Malachi Ford, a minor; Tyronne Devon Ford, Sr., as Natural Guardian of Elijah Malachi Ford; Makayla Victoria Collins, a minor; Willie Collins, Jr., as Natural Guardian of Makayla Victoria Collins, Anthony Akeem Collins, a minor; Willie Collins, Jr., as Natural Guardian of Anthony Akeem Collins, a minor; Cedaron Eugene Dixon, a minor; Cecil Dixon, as Natural Guardian of Cedaron Eugene Dixon; United States of America Acting through Secretary of Housing and Urban Development; John McCary General Contractor, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, 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, Devises, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-003211 of the Cir-

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

Dated: 03/09/2021 McCabe, Weisberg & Conway, LLC By: /s/ Robert A. McLain Robert McLain, Esq. Fl Bar No. 195121 McCabe, Weisberg & Conway, LLC 500 S. Australian Ave., Suite 1000 West Palm Beach, Florida, 33401 Telephone: (561) 713-1400 Email: FLpleadings@mwc-law.com File No: 17-402340 March 12, 19, 2021 21-00338K

cuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, NA, Plaintiff and Lloyd Anthony Smith, as Personal Representative of the Estate of Lorna Teal Smith are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on April 12, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 8, FAIRLAWN, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 43, PAGE(S) 50, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM 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 OFFICE OF THE COURT ADMINISTRATOR, 255 N. BROADWAY AVENUE, BARTOW, FLORIDA 33830, (863) 534-4686, AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEARANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHEDULED APPEARANCE IS LESS THAN 7 DAYS; IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 18-314572 FC01 WNI March 12, 19, 2021 21-00325K

SECOND INSERTION

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

Case No. 2020-CA-002584 SECTION NO. 11

MARY E. MILLER, AS TRUSTEE OR HER SUCCESSORS IN TRUST UNDER THE JERRY D. MILLER FAMILY TRUST CREATED UNDER THE JERRY D. MILLER TRUST DATED DECEMBER 18, 2001, Plaintiff, v. EUGENE E. DUDLEY, SR; JUDITH C. DUDLEY; TENANT #1; TENANT #2; AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEWISEES, GRANTEEES, OR OTHER CLAIMANTS, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment entered in this case in the Circuit Court of Polk County, Florida, and pursuant to Administrative Order (3-15-14) in the Tenth Judicial Circuit in and For Polk County, Florida the real property described as:

The North 150 feet of the South 350 feet of the North 1/2 of Tract 2-F of KOSSUTHVILLE FLORIDA TOWNSITE AND FARM UNIT NO.1, a subdivision according to the plat thereof recorded at Plat Book 17, Page 50, in the Public Records of Polk County, Florida, LESS the West 45.0 feet thereof. Together with a 2005 Double-wide FTWD Mobile Home ID#

GAFL435A90049HP21, title certificate number 97134049 and ID # GAFL435B90049HP21, title certificate number 97134158.

Property address: 1420 Pinter Rd, Auburndale, FL 33823-9739, will be sold at public sale, to the highest and best bidder for cash, on-line at www.polk.realforeclose.com, on April 1, 2021, at 10:00 a.m.

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. This Notice of Sale tracks the language in Administrative Order (3-15-14) in the Tenth Judicial Circuit in and For Polk County, Florida. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATE: March 5th, 2021 Gregory A. Sanoba, Esquire Florida Bar No. 955930 greg@sanoba.com Nicholas P. Merriweather, Esquire Florida Bar No. 0086956 nick@sanoba.com THE SANOPA LAW FIRM 422 South Florida Avenue Lakeland, FL 33801 Telephone: 863/683-5353 Facsimile: 863/683-2237 Attorneys for Plaintiff March 12, 19, 2021 21-00312K

SECOND INSERTION

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

Case No. 2020CA000704000000 THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR REGISTERED HOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-6, Plaintiff, vs. EMMANUEL BLANC, ET AL., Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Foreclosure dated February 5, 2021, and entered in Case No. 2020CA000704000000 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida wherein THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS TRUSTEE FOR REGISTERED HOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-6, is the Plaintiff and EMMANUEL BLANC; KENOL MULATRE; UNKNOWN SPOUSE OF KENOL MULATRE N/K/A HEATHER MULATRE; U.S. BANK NATIONAL ASSOCIATION AS TRUSTEE FOR THE C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES 2006-SL1; CENTRAL FLORIDA PROPERTIES & INVESTMENTS CORP. A FLORIDA CORPORATION, are Defendants, Stacy M. Butterfield, Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash online at www.polk.realforeclose.com at 10:00 a.m. on April 6, 2021 the following described property set forth in said Final Judgment, to-wit:

LOT 151, EULA VISTA SUBDIVISION UNIT NO. 2, ACCORD-

ING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 38, PAGE 4, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 2215 5th St. NE, Winter Haven, FL 33881 Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, 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.

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

DATED March 4, 2021 /s/ Danielle N. Waters Danielle N. Waters, Esq. Florida Bar No. 29364 Lender Legal PLLC 2807 Edgewater Drive Orlando, FL 32804 Tel: (407) 730-4644 Fax: (888) 337-3815 Attorney for Plaintiff Service Emails: dwaters@lenderlegal.com EService@LenderLegal.com LLS09535-BLANC, EMMANUEL | 2215 5TH ST. NE March 12, 19, 2021 21-00311K

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@businessobserververfl.com
Business Observer



KEEP PUBLIC NOTICES IN PUBLIC.

The informed find public notices in newspapers. Don't place them inside government-run websites where they can be hidden and manipulated. Keep public notices front and center, in print, where they can be accessed and referenced.

DON'T LET FLORIDA LAWMAKERS REMOVE YOUR RIGHT TO KNOW!

Call your legislators and voice your opinion today.



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Public notices inform citizens of the changes that affect them and their community. Some state and local officials want to move these notices from newspapers to government-run websites, where they may not be easily accessed.

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These bills seek to eliminate the newspaper requirement for public notice and allow local governments to post notices on publicly accessible government websites and government access channels.



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Call your legislators and voice your opinion today.

