

PASCO COUNTY LEGAL NOTICES

**NOTICE OF PUBLIC SALE:**  
 PETE'S TOWING AND RECOVERY gives Notice of Foreclosure of Lien and intent to sell these vehicles on 06/09/2021, 10:00 am at 2600 U.S. Hwy 19 Holiday, FL 34691, pursuant to subsection 713.78 of the Florida Statutes. PETE'S TOWING AND RECOVERY reserves the right to accept or reject any and/or all bids.  
 1D7HA18N84S778925  
 2004 DODGE  
 5NPET46C57H225761  
 2007 HYUNDAI  
 KMHNN65F3U040815  
 2003 HYUNDAI  
 May 28, 2021 21-00816P

**FIRST INSERTION**  
 Notice is hereby given that ARIPEKA FISHING COMPANY, OWNER, desiring to engage in business under the fictitious name of VCSF AUTO LEASING COMPANY located at 9025 PETAL COURT, ARIPEKA, FLORIDA, 34679 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 May 28, 2021 21-00822P

**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 Jmh floors, located at 5744 13th st, in the City of Zephyrhills, County of Pasco, State of FL, 33542, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
 Dated this 26 of May, 2021.  
 Joseph Michael Horth  
 5744 13th st  
 Zephyrhills, FL 33542  
 May 28, 2021 21-00832P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**CASE NO. 512021CP000629CPAXES**  
**IN RE: ESTATE OF HARRY PHILIP KURTZ**  
**a/k/a HARRY PHILIP KURTZ, JR., a/k/a H. PHILIP KURTZ, Deceased.**  
 The administration of the estate of HARRY PHILIP KURTZ a/k/a HARRY PHILIP KURTZ, JR. a/k/a H. PHILIP KURTZ, deceased, whose date of death was March 13, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida, 34656-0338. The file number for the estate is 512021CP000629CPAXES. 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 May 28, 2021.  
**Personal Representative**  
**RICHARD P. KURTZ**  
 3254 Lake Padgett Drive  
 Land O'Lakes, FL 34639  
 Attorney for Personal Representative  
 /s/ Larry L. Dillahunt  
 LARRY L. DILLAHUNTY, Esquire  
 LARRY L. DILLAHUNTY, P.A.  
 954 First Avenue North  
 St. Petersburg, FL 33705  
 Ph: (727) 527-4050  
 Attorney for Personal Representative / Estate SPN 6212 / FBN 191770  
 Primary Email:  
 Larry@dillahuntlaw.com  
 Secondary Email:  
 Cathy@dillahuntlaw.com  
 May 28, June 4, 2021 21-00812P

**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 Tier One Riflesmithing located at 12161 Shadow Ridge Blvd in the City of Hudson, Pasco County, FL 34669 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.  
 Dated this 23rd day of May, 2021.  
 Big Gorilla LLC  
 Michael Raphael  
 May 28, 2021 21-00818P

**FIRST INSERTION**  
 Notice is hereby given that MARY E SABBILENA, OWNER, desiring to engage in business under the fictitious name of DREAMCATCHERS HEALTHCARE DBA MARY'S HOME located at 7104 BOX ELDER DRIVE, PORT RICHEY, FLORIDA 34668 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 May 28, 2021 21-00821P

**FIRST INSERTION**  
 Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes  
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Molme' Pandora Box located at 38450 Tucker ave, in the County of Pasco, in the City of Dade City, Florida 33525 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
 Dated at Dade City, Florida, this 19 day of May, 2021.  
 Laronda Molme'  
 May 28, 2021 21-00819P

**NOTICE OF PUBLIC SALE:**  
 The following personal property of TOM BREDIN, if deceased any unknown heirs or assigns, and GLENNA BREDIN, will, on June 10, 2021, at 10:00 a.m., at 37536 Rosalita Avenue, Lot #153, Zephyrhills, Pasco County, Florida 33541; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:  
 1986 SAND MOBILE HOME, VIN: LFLSW2AG077906719, TITLE NO.: 0044890395, and VIN: LFLSW2BG077906719, TITLE NO.: 0050498701 and all other personal property located therein  
 PREPARED BY:  
 Jody B. Gabel  
 Lutz, Bobo & Telfair, P.A.  
 2 North Tamiami Trail, Suite 500  
 Sarasota, Florida 34236  
 May 28, June 4, 2021 21-00827P

**NOTICE OF PUBLIC SALE:**  
 PETE'S TOWING AND RECOVERY gives Notice of Foreclosure of Lien and intent to sell these vehicles on 06/15/2021, 10:00 am at 2600 U.S. Hwy 19 Holiday, FL 34691, pursuant to subsection 713.78 of the Florida Statutes. PETE'S TOWING AND RECOVERY reserves the right to accept or reject any and/or all bids.  
 1C4NJPBB2ED825127  
 2014 JEEP  
 1FACP40EXPFI08599  
 1993 FORD  
 4A4MM31S47E032253  
 2007 MITSUBISHI  
 L9NTEACTOH1053766  
 2017 TAOI  
 May 28, 2021 21-00817P

**FIRST INSERTION**  
 Notice is hereby given that JENIFER TORRO, OWNER, desiring to engage in business under the fictitious name of 3 WOMEN & A DRILL located at 9914 RICHWOOD LN, PORT RICHEY, FLORIDA 34668 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 May 28, 2021 21-00820P

**FIRST INSERTION**  
 Notice is hereby given that STEVEN GANES PA, OWNER, desiring to engage in business under the fictitious name of WORLD WIDE CASA located at 4543 FLORAMAR TERRACE, NEW PORT RICHEY, FLORIDA 34652 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.  
 May 28, 2021 21-00833P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000590**  
**Division Probate**  
**IN RE: ESTATE OF LOUISE M. JOYAL, Deceased.**  
 The administration of the estate of Louise M. Joyal, deceased, whose date of death was September 13, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of 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 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 May 28, 2021.  
**Personal Representative:**  
**Thomas M. Lara**  
**Vice President/ Estate Administration**  
**The Northern Trust Company**  
 1515 Ringling Blvd., Suite 1100  
 Sarasota, Florida 34236  
 Attorney for Personal Representative:  
 Linda S. Griffin Attorney  
 Florida Bar Number: 0371971  
 Griffin & Van Pelt, P.A.  
 1455 Court Street, Clearwater, FL 33756  
 Telephone: (727) 449-9800  
 Fax: (727) 446-2748  
 E-Mail: linda@lawyergriffin.com  
 Secondary E-Mail:  
 kit@lawyergriffin.com  
 May 28, June 4, 2021 21-00813P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-2021CP816WS**  
**IN RE: ESTATE OF JANET LEE HARPER/ Deceased.**  
 The administration of the estate of JANET LEE HARPER, deceased, whose date of death was April 29, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Lee D. Lyman**  
 1105 Hartboume Lane  
 Ormond Beach, FL 32174  
 Attorney for Personal Representative:  
 Debra A. Faulkner, Esq. Florida Bar Number: 94212 Burke Faulkner Law, P.A. 3937 Tampa Road, Suite 2 Oldsmar, FL 34677  
 Telephone: (727) 939-4900  
 Fax: (727) 502-6064  
 E-Mail: debbie@burkefaulknerlaw.com  
 Alt. E-Mail:  
 paola@burkefaulknerlaw.com  
 May 28, June 4, 2021 21-00829P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000616**  
**IN RE: ESTATE OF CRAIG MARK LYMAN Deceased.**  
 The Administration of the Estate of Craig Mark Lyman, deceased, whose date of death was January 19, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Deanna Firlik**  
**c/o Wagstaff & Pitelis, P.A.**  
 161-14th Street NW  
 Largo, FL 33770-2229  
 Attorney for Personal Representative:  
 Mary Lou Miller Wagsaff, Esq.  
 Attorney for Deanna Firlik  
 Florida Bar No: 129986  
 Wagstaff Pitelis, PA  
 161-14th Street NW  
 Largo, FL 33770-2229  
 Telephone (727) 584-8182  
 May 28, June 4, 2021 21-00831P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000870WS**  
**IN RE: THE ESTATE OF DANIEL A. FIRLIK a/k/a DANIEL AARON FIRLIK Deceased.**  
 The administration of the estate of Daniel A. Firlik a/k/a Daniel Aaron Firlik, deceased, whose date of death was September 23, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Linda S. Griffin**  
 1515 Ringling Blvd., Suite 1100  
 Sarasota, Florida 34236  
 Attorney for Personal Representative:  
 Linda S. Griffin Attorney  
 Florida Bar Number: 0371971  
 Griffin & Van Pelt, P.A.  
 1455 Court Street, Clearwater, FL 33756  
 Telephone: (727) 449-9800  
 Fax: (727) 446-2748  
 E-Mail: linda@lawyergriffin.com  
 Secondary E-Mail:  
 kit@lawyergriffin.com  
 May 28, June 4, 2021 21-00813P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000870WS**  
**IN RE: THE ESTATE OF DANIEL A. FIRLIK a/k/a DANIEL AARON FIRLIK Deceased.**  
 The administration of the estate of Daniel A. Firlik a/k/a Daniel Aaron Firlik, deceased, whose date of death was September 23, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Linda S. Griffin**  
 1515 Ringling Blvd., Suite 1100  
 Sarasota, Florida 34236  
 Attorney for Personal Representative:  
 Linda S. Griffin Attorney  
 Florida Bar Number: 0371971  
 Griffin & Van Pelt, P.A.  
 1455 Court Street, Clearwater, FL 33756  
 Telephone: (727) 449-9800  
 Fax: (727) 446-2748  
 E-Mail: linda@lawyergriffin.com  
 Secondary E-Mail:  
 kit@lawyergriffin.com  
 May 28, June 4, 2021 21-00813P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**CASE NO: 21CP000463CPAXWS**  
**USN: 512021CP000463CPAXWS**  
**IN RE: THE ESTATE OF DANIEL A. FIRLIK a/k/a DANIEL AARON FIRLIK Deceased.**  
 The administration of the estate of Daniel A. Firlik a/k/a Daniel Aaron Firlik, deceased, whose date of death was September 23, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this Notice is May 28, 2021.  
**Personal Representative:**  
**Deanna Firlik**  
**c/o Wagstaff & Pitelis, P.A.**  
 161-14th Street NW  
 Largo, FL 33770-2229  
 Attorney for Personal Representative:  
 Mary Lou Miller Wagsaff, Esq.  
 Attorney for Deanna Firlik  
 Florida Bar No: 129986  
 Wagstaff Pitelis, PA  
 161-14th Street NW  
 Largo, FL 33770-2229  
 Telephone (727) 584-8182  
 May 28, June 4, 2021 21-00831P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000870WS**  
**IN Re The Estate Of DOUGLAS P. WEINRICH, Deceased**  
 The administration of the estate of DOUGLAS P. WEINRICH, deceased, whose date of death was March 17, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Clerk of Court, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS (3) 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 STATUTES WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS (2) OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is May 28, 2021.  
**LINDA TLAPA - PR**  
 LAW OFFICES OF STEVEN K. JONAS, P.A.  
 Attorney for Personal Representative  
 4914 State Road 54  
 New Port Richey, Florida 34652  
 (727) 846-6945;  
 Fax (727) 846-6953  
 email:  
 sjonas@gulfcoastlegalcenters.com  
 lnew@gulfcoastlegalcenters.com  
 STEVEN K. JONAS, Esq. / FBN: 0342180  
 May 28, June 4, 2021 21-00814P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000616**  
**IN RE: ESTATE OF CRAIG MARK LYMAN Deceased.**  
 The Administration of the Estate of Craig Mark Lyman, deceased, whose date of death was January 19, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Lee D. Lyman**  
 1105 Hartboume Lane  
 Ormond Beach, FL 32174  
 Attorney for Personal Representative:  
 Debra A. Faulkner, Esq. Florida Bar Number: 94212 Burke Faulkner Law, P.A. 3937 Tampa Road, Suite 2 Oldsmar, FL 34677  
 Telephone: (727) 939-4900  
 Fax: (727) 502-6064  
 E-Mail: debbie@burkefaulknerlaw.com  
 Alt. E-Mail:  
 paola@burkefaulknerlaw.com  
 May 28, June 4, 2021 21-00829P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File Number: 51-2021-CP-000807-WS**  
**In Re The Estate Of DOUGLAS P. WEINRICH, Deceased**  
 The administration of the estate of DOUGLAS P. WEINRICH, deceased, whose date of death was March 17, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Clerk of Court, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS (3) 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 May 28, 2021.  
**Gary M. Fernald**  
**Curator**  
 GARY M. FERNALD, Esquire  
 FBN #395870 SPN #00910964  
 gf@thompsonfernald.com  
 ROBERT C. THOMPSON, JR., Esquire  
 FBN #390089 SPN #02528094  
 rt@thompsonfernald.com  
 THOMPSON & FERNALD, P.A.  
 611 Druid Road East, Suite 705 Clearwater, Florida 33756  
 Tel: (727) 447-2290  
 Fax: (727) 443-1424  
 May 28, June 4, 2021 21-00830P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**Case No: 21-CP-000101**  
**Division: X**  
**IN RE: ESTATE OF BARRY FREGEAU, Deceased.**  
 The administration of the estate of BARRY FREGEAU, deceased, Case No: 21-CP-000652 is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida, 34656-0338. The names and addresses of the Personal Representatives and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE EARLIER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.  
 The date of first publication of this notice is May 28, 2021.  
**Carol Leondhart**  
**(May 21, 2021 08:29 EDT)**  
**CAROL LEONDHART**  
**Personal Representative**  
 /s/ Derek T. Matthews  
 GLEN R. LANSKY, ESQUIRE  
 Fla. Bar No: 985392  
 DEREK T. MATTHEWS, ESQUIRE  
 Fla. Bar No: 1000992  
 LANSKY LAW GROUP  
 5476 Lithia Pinecrest Rd.  
 Lithia, Florida 33547  
 Telephone: 813-657-1995  
 Email: office@lanskylawgroupfl.com  
 Attorneys for Personal Representative  
 May 28, June 4, 2021 21-00815P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File Number: 51-2021-CP-000807-WS**  
**In Re The Estate Of DOUGLAS P. WEINRICH, Deceased**  
 The administration of the estate of DOUGLAS P. WEINRICH, deceased, whose date of death was March 17, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Clerk of Court, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS (3) 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 STATUTES WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS (2) OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is May 28, 2021.  
**LINDA TLAPA - PR**  
 LAW OFFICES OF STEVEN K. JONAS, P.A.  
 Attorney for Personal Representative  
 4914 State Road 54  
 New Port Richey, Florida 34652  
 (727) 846-6945;  
 Fax (727) 846-6953  
 email:  
 sjonas@gulfcoastlegalcenters.com  
 lnew@gulfcoastlegalcenters.com  
 STEVEN K. JONAS, Esq. / FBN: 0342180  
 May 28, June 4, 2021 21-00814P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-000616**  
**IN RE: ESTATE OF CRAIG MARK LYMAN Deceased.**  
 The Administration of the Estate of Craig Mark Lyman, deceased, whose date of death was January 19, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 28, 2021.  
**Personal Representative:**  
**Lee D. Lyman**  
 1105 Hartboume Lane  
 Ormond Beach, FL 32174  
 Attorney for Personal Representative:  
 Debra A. Faulkner, Esq. Florida Bar Number: 94212 Burke Faulkner Law, P.A. 3937 Tampa Road, Suite 2 Oldsmar, FL 34677  
 Telephone: (727) 939-4900  
 Fax: (727) 502-6064  
 E-Mail: debbie@burkefaulknerlaw.com  
 Alt. E-Mail:  
 paola@burkefaulknerlaw.com  
 May 28, June 4, 2021 21-00829P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**Case No: 21-CP-000101**  
**Division: X**  
**IN RE: ESTATE OF BARRY FREGEAU, Deceased.**  
 The administration of the estate of BARRY FREGEAU, deceased, Case No: 21-CP-000652 is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida, 34656-0338. The names and addresses of the Personal Representatives and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE EARLIER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against the decedent's estate, including unmatured, contingent, or unliquidated claims, must file their claims with this Court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS 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 first publication of this Notice is May 28, 2021.  
**Gary M. Fernald**  
**Curator**  
 GARY M. FERNALD, Esquire  
 FBN #395870 SPN #00910964  
 gf@thompsonfernald.com  
 ROBERT C. THOMPSON, JR., Esquire  
 FBN #390089 SPN #02528094  
 rt@thompsonfernald.com  
 THOMPSON & FERNALD, P.A.  
 611 Druid Road East, Suite 705 Clearwater, Florida 33756  
 Tel: (727) 447-2290  
 Fax: (727) 443-1424  
 May 28, June 4, 2021 21-00830P

**FIRST INSERTION**

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2019CA002221CAAXES HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2006-C, MORTGAGE-BACKED CERTIFICATES, SERIES 2006-C, Plaintiff, vs. ANTONIO MARTINEZ, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 11, 2021, and entered in 2019CA002221CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIATION, AS TRUSTEE FOR FREMONT HOME LOAN TRUST 2006-C, MORTGAGE-BACKED CERTIFICATES, SERIES 2006-C is the Plaintiff and ANTONIO MARTINEZ; and MARY MARTINEZ are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on July 01, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 7, OF CLINTON AVENUE HEIGHTS SUBDIVISION, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 128, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 11951 CARMEN AVE, DADE CITY, FL 33525 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 20 day of May, 2021. ROBERTSON, ANSCHUTZ & SCHNEID, P.L. Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: mail@rasflaw.com By: /s/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@rasflaw.com 19-308744 - MaS May 28; June 4, 2021 21-00823P

## FIRST INSERTION

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

CASE NO. 2017CA001284CAAXWS U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-4N, Plaintiff, vs. ASHLEY PHILLIPS A/K/A ASHLEY MORTON; CHAD PHILLIPS, ET AL. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 7, 2020, and entered in Case No. 2017CA001284CAAXWS, of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR LEHMAN XS TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-4N (hereafter "Plaintiff") and ASHLEY PHILLIPS A/K/A ASHLEY MORTON; CHAD PHILLIPS; UNKNOWN SPOUSE OF CHAD PHILLIPS N/K/A GRETCHEN PHILLIPS; UNKNOWN TENANT IN POSSESSION OF SUBJECT PROPERTY, are Defendants. Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court for PASCO, County Florida will sell to the highest and best bidder for cash via the Internet at www.pasco.realforeclose.com, at 11:00 a.m., on the 1st day of July, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 242, COLONIAL HILLS, UNIT 6, ACCORDING TO THE PLAT THEREOF, RECORDED

IN PLAT BOOK 9, PAGE(S) 144 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

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

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

VAN NESS LAW FIRM, PLLC 1239 E. Newport Center Drive, Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Ian D. Jagendorf Ian D. Jagendorf, Esq. Bar Number: 33487 Email: IJagendorf@vanlawfl.com PHH4252-17/sap May 28; June 4, 2021 21-00811P

## FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2019CA003283CAAXES

Wells Fargo Bank, N.A., Plaintiff, vs.

The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Norman Allen Preble a/k/a Norman A. Preble, Deceased, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2019CA003283CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Norman Allen Preble a/k/a Norman A. Preble, Deceased; MONA LEE DOTY A/K/A MONA L. DOTY; LYNN MARIE REVELLE A/K/A LYNN M. REVELLE are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00 AM on the 15th day of June, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 3, BLOCK 2, SUBDIVISION RELYEA'S ADDITION TO DADE CITY, ACCORDING

TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PLAT PAGE 61, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

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

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

Dated this 20th day of May, 2021. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ J Bennett Kitterman J Bennett Kitterman, Esq. Florida Bar No. 98636 File # 19-F01711 May 28; June 4, 2021 21-00807P

## FIRST INSERTION

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

Case No. 2021-CA-1062-CA-ES Sleepy Hollow Mobile Estates, Inc., a Florida not-for-profit corporation, Plaintiff, vs.

Debbie L. Carrier, Lisa M. Jacobson, Michael Robbins, Jacqueline J. LaFerne, Tami J. Robbins, Tammy Duquette, Yvonne S. Penrod, The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, under or against Stanley G. Robbins, deceased, United States of America Internal Revenue Service, Florida Department of Revenue, Defendants.

TO: The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, under or against Stanley G. Robbins, deceased

YOU ARE NOTIFIED that Plaintiff, Sleepy Hollow Mobile Estates, Inc. has filed an action against you seeking to terminate the cooperative parcel and evict you from the following property in Pasco County, Florida:

Unit #36 of SLEEPY HOLLOW, a Residential Cooperative, according to Exhibit "B" (Plot Plan) of the Master Form Proprietary Lease recorded in Official Records Book 4507, Pages 292-342, of the Public Records of Pasco County, Florida.

upon which lies the following single-wide mobile home:

VIN: S111896 and on or before 30 days from the first date of publication of this Notice on or before June 28, 2021, you are required to serve a copy of your written defenses, if any, on Jonathan P. Whitney, Esq.,

Plaintiffs attorney, whose address is Lutz, Bobo & Telfair, P.A., Two North Tamiami Trail, Suite 500, Sarasota, Florida 34236, and file the original with this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once each week for two consecutive weeks in the Business Observer.

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

WITNESS my hand and the seal of this Court on this 25 day of May 2021.

NIKKI ALVAREZ-SOWLES As Clerk of the Circuit Court By Kelly Jeanne Symons As Deputy Clerk

Jonathan P. Whitney, Esq. Lutz, Bobo & Telfair, P.A. Two North Tamiami Trail, Suite 500 Sarasota, Florida 34236 jwhitney@lutzbob.com May 28; June 4, 2021 21-00825P

## FIRST INSERTION

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

GENERAL JURISDICTION DIVISION Case No. 2021CA000985CAAXWS

U.S. Bank National Association, not in its individual capacity but solely as trustee for the RMAC Trust, Series 2018 G-CIT Plaintiff, vs.

The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Albert G. Kieser, Deceased; Gary Kieser, Personal Representative of the Estate of Albert G. Kieser, Deceased; Gary Kieser; Karen Wallace; Beacon Woods Civic Association, Inc. Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Albert G. Kieser, Deceased Last Known Address: Unknown

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

LOT, 1458, BEACON WOODS VILLAGE SEVEN, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 12, PAGE(S) 31 THROUGH 33, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie Anthousis, Esquire, Brock & Scott, PLLC., the

Plaintiffs attorney, whose address is 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before June 28, 2021, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

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

DATED on May 25, 2021. Nikki Alvarez-Sowles As Clerk of the Court By Kelly Jeanne Symons As Deputy Clerk

Brock & Scott, PLLC., the Plaintiff's attorney 2001 NW 64th St. Suite 130 Ft. Lauderdale, FL 33309 File # 21-F00056 May 28; June 4, 2021 21-00824P

## FIRST INSERTION

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

CASE NO.: 2020-CA-001968-ES MIDFLORIDA CREDIT UNION AS SUCCESSOR IN INTEREST TO BAY GULF CREDIT UNION, Plaintiff, v.

ALFONSO E. NEGROE-CERVERA; ALFONSO E. NEGROE-CERVERA, TRUSTEE OF THE ALFONSO E. NEGROE CERVERA LIVING TRUST DATED APRIL 10, 2015; UNKNOWN SPOUSE OF ALFONSO E. NEGROE-CERVERA; NORTHWOOD OF PASCO 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, GRANTEEES, OR OTHER CLAIMANTS, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure entered on April 22, 2021 in this case in the Circuit Court of Pasco County, Florida, the real property described as:

Lot 7, Block H, Northwood Unit 1, a subdivision according to the plat thereof recorded in Plat Book 32, Pages 69 through 77, inclusive, of the Public Records of Pasco County, Florida.

Property Address: 27212 Breakers Dr, Wesley Chapel, FL 33544-6611 will be sold at public sale, to the high-

est and best bidder for cash, on-line www.pasco.realforeclose.com, on July 22, 2021, at 11:00 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.

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

DATE May 20th, 2021. Gregory A. Sanoba, Esquire Florida Bar No. 955930 greg@sanoba.com Nicholas P. Merriweather, Esquire Florida Bar No. 0086956 nick@sanoba.com THE SANOKA LAW FIRM 422 South Florida Avenue Lakeland, FL 33801 Telephone: 863/683-5353 Facsimile: 863/683-2237 Attorneys for Plaintiff May 28; June 4, 2021 21-00810P

## FIRST INSERTION

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

CASE NO.: 2021CA000288CAAXES U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6, Plaintiff, vs.

ESTATE OF MARY ALLEAN VEST, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARY ALLEAN VEST, DECEASED; GREGORY DALE VEST; GRAYDON DALE VEST; GRETCHEN DANIELLE VEST F/K/A GRETCHEN DANIELLE PARKER; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, et al. Defendant(s).

TO: GRETCHEN DANIELLE VEST F/K/A GRETCHEN DANIELLE PARKER (Current Residence Unknown) (Last Known Address(es)) 39444 HOLLY LANE DADE CITY, FL 33525

SENIOR HELPERS 246 MARINER BLVD SPRING HILL, FL 34609 16486 POINTVIEW RD BROOKSVILLE, FL 34601-8974 281 PEACH TREE DR SPRING HILL, FL 34608 ESTATE OF MARY ALLEAN VEST, DECEASED (Last Known Address) 39444 HOLLY LANE DADE CITY, FL 33525 UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARY ALLEAN VEST, DECEASED (Last Known Address) 39444 HOLLY LANE DADE CITY, FL 33525 ALL OTHER UNKNOWN PARTIES, INCLUDING, IF A NAMED DEFENDANT IS DECEASED, THE PERSONAL REPRESENTATIVES, THE SURVIVING SPOUSE, HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING, BY, THROUGH, UNDER OR AGAINST THAT DEFENDANT, AND ALL CLAIMANTS, PERSONS OR PARTIES, NATURAL OR CORPORATE, OR WHOSE EXACT LEGAL STATUS IS UNKNOWN, CLAIMING UNDER ANY OF THE ABOVE NAMED OR DESCRIBED DEFENDANTS

(Last Known Address) 39444 HOLLY LANE DADE CITY, FL 33525 YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property: COMMENCE AT THE SOUTHEAST CORNER OF THE NW 1/4 OF SECTION 12, TOWNSHIP 25 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA; THENCE N 00 DEGREES 00'18" E, 30.00 FEET TO THE POINT OF BEGINNING; THENCE S. 89 DEGREES 37'35" W, 174.39 FEET; THENCE N. 00 DEGREES 00'18" E, 269.22 FEET; THENCE N. 89 DEGREES 38'20" E, 174.39 FEET; THENCE S. 00 DEGREES 00'18" W, 269.18 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH A 30.00 FOOT WIDE EASEMENT FOR INGRESS AND EGRESS LYING ADJACENT TO AND 15.00 FEET EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCE AT THE SOUTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 12; THENCE N. 00 DEGREES 00'18" E, 299.18

FEET FOR A POINT OF BEGINNING; THENCE S. 89 DEGREES 38'20" W, 523.17 FEET FOR A POINT OF TERMINATION, AND TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS BEING DESCRIBED AS: THE EAST 30.00 FEET OF THE NORTH 269.18 FEET OF THE SOUTH 299.18 FEET OF THE NW 1/4 OF SAID SECTION 12 AND TOGETHER WITH AN EASEMENT OVER AND ACROSS THE NORTH 30.00 FEET OF THE FOLLOWING DESCRIBED LAND: TRACT G: A PORTION OF LOT 2, NELSON'S SUBDIVISION OF THE SW 1/4 OF THE NE 1/4 OF SECTION 12, TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS RECORDED IN PLAT BOOK 1, PAGE 9, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE NE 1/4 OF SAID SECTION 12, THE SAME BEING THE SOUTHWEST COMER OF LOT 2, OF SAID NELSON'S SUBDIVISION, THENCE RUN N. 00

DEGREES 30'38" W, ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 12, 84.5 FEET; THENCE N. 89 DEGREES 08'18" E, 496.64 FEET TO THE WESTERLY RIGHT OF WAY LINE OF S.R. S-35A AS IT IS NOW CONSTRUCTED; THENCE S. 26 DEGREES 45'35" E ALONG SAID RIGHT OF WAY, 93.93 FEET; THENCE S. 89 DEGREES 08'18" W, ALONG THE SOUTH LINE OF SAID LOT 2, 538.18 FEET TO THE POINT OF BEGINNING. TOGETHER WITH THAT CERTAIN 1998, 60-28 CL24602 MOBILE HOME, SERIAL NUMBERS JACFL18861A AND JACFL18861B. A/K/A: 39444 HOLLY LANE, DADE CITY, FL 33525.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, on or before 6-28-2021, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) and file the original with the Clerk of this Court either

before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center 7530 Little Rd. New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. WITNESS my hand and the seal of this Court this 21 day of May, 2021. NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Court and/or Comptroller By: /s/ Cynthia Ferdon-Gaede As Deputy Clerk 21-49098 May 28; June 4, 2021 21-00809P

DEGREES 30'38" W, ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 12, 84.5 FEET; THENCE N. 89 DEGREES 08'18" E, 496.64 FEET TO THE WESTERLY RIGHT OF WAY LINE OF S.R. S-35A AS IT IS NOW CONSTRUCTED; THENCE S. 26 DEGREES 45'35" E ALONG SAID RIGHT OF WAY, 93.93 FEET; THENCE S. 89 DEGREES 08'18" W, ALONG THE SOUTH LINE OF SAID LOT 2, 538.18 FEET TO THE POINT OF BEGINNING. TOGETHER WITH THAT CERTAIN 1998, 60-28 CL24602 MOBILE HOME, SERIAL NUMBERS JACFL18861A AND JACFL18861B. A/K/A: 39444 HOLLY LANE, DADE CITY, FL 33525.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Brian L. Rosaler, Esquire, POPKIN & ROSALER, P.A., 1701 West Hillsboro Boulevard, Suite 400, Deerfield Beach, FL 33442, Attorney for Plaintiff, on or before 6-28-2021, a date which is within thirty (30) days after the first publication of this Notice in the (Please publish in Business Observer) and file the original with the Clerk of this Court either

before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

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

WITNESS my hand and the seal of this Court this 21 day of May, 2021.

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of the Court and/or Comptroller By: /s/ Cynthia Ferdon-Gaede As Deputy Clerk 21-49098 May 28; June 4, 2021 21-00809P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION

**CASE NO. 2019CA000831CAAXES WILMINGTON TRUST, NA, SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II INC., BEAR STEARNS ALT-A TRUST, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4, Plaintiff, vs. FREDDY NUNEZ; YAQUELIN NUNEZ; ALMAORIVIV I, LLC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; PALM COVE OF WESLEY CHAPEL HOMEOWNERS ASSOCIATION, INC.; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed May 11, 2021 and entered in Case No. 2019CA000831CAAXES, of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein WILMINGTON TRUST, NA, SUCCESSOR TRUSTEE TO CITIBANK, N.A., AS TRUSTEE FOR STRUCTURED ASSET MORTGAGE INVESTMENTS II INC., BEAR STEARNS ALT-A TRUST, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-4 is Plaintiff and FREDDY NUNEZ; YAQUELIN NUNEZ; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; ALMAORIVIV I, LLC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.; PALM COVE OF WESLEY CHAPEL HOMEOWNERS ASSOCIATION, INC.; are defendants. NIKKI ALVAREZ-SOWLES, ESQ., the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.

PASCO.REALFORECLOSE.COM, at 11:00 A.M., on June 28, 2021, the following described property as set forth in said Final Judgment, to wit: LOT 12, BLOCK 4, PALM COVE PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 54, PAGE(S) 111 THROUGH 126, INCLUSIVE, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed. This notice is provided pursuant to Administrative Order 2010-045 PA/PI-CIR "If you are a person with disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you the provision of certain assistance. Please contact Public Informa-

tion Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) for proceedings in New Port Richey; (352) 521-4274, ext. 8110 (V) for proceedings in Dade City at least 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 21st day of May, 2021. Eric Knopp, Esq. Bar. No.: 709921 Submitted by: Kahane & Associates, P.A. 8201 Peters Road, Suite 3000 Plantation, FL 33324 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com File No.: 15-03187 SPS May 28; June 4, 2021 21-00808P

FIRST INSERTION

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

**CASE No. 2021CA000725CAAXWS U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6, Plaintiff vs. CYNTHIA J. POTTER AKA CYNTHIA JEAN POTTER, ET AL., Defendants** TO: CYNTHIA J. POTTER AKA CYNTHIA JEAN POTTER 15301 BERMONDSEY ST, HUDSON, FL 34667 11436 STONEY BROOK PATH, PORT RICHEY, FL 34668 CODY E. POTTER AKA CODY EDWARD POTTER 15301 BERMONDSEY ST, HUDSON, FL 34667 11436 STONEY BROOK PATH, PORT RICHEY, FL 34668

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in Pasco County, Florida: LOT 48, OF HUDSON ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 6, PAGE 73, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH A 1997 LIMITED MANUFACTURED HOME, BEARING SERIAL#: FLA14611849;

TITLE#: 74875208 has been filed against you, and you are required to serve a copy of your written defenses, if any, to this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite 700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in GOLF COAST BUSINESS REVIEW, on or before June 28, 2021; otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS MY HAND AND SEAL OF SAID COURT on this 26 day of May 2021.

NIKKI ALVAREZ-SOWLES, ESQ. As Clerk of said Court By: /s/ Kelly Jeanne Symons As Deputy Clerk Greenspoon Marder, LLP Trade Centre South, Suite 700 100 West Cypress Creek Road Fort Lauderdale, FL 33309 954-343-6273 (32875.2063 May 28; June 4, 2021 21-00835P

FIRST INSERTION

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

**CASE NO.: 2015-CA-003469-WS U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF DWELLING SERIES IV TRUST, Plaintiff, v. ROBERT I. HANLEY; et al, Defendants(s).** To the following Defendant(s): ROBERT I. HANLEY AS TRUSTEE OF THE HANLEY FAMILY TRUST DATED JULY 29, 1998 (Last Known Address: 7126 Bramblewood Drive, Port Richey, FL 34668)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

LOT 121, ORCHID LAKE VILLAGE, UNIT ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGE 64, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. PROPERTY ADDRESS: 7126 BRAMBLEWOOD DRIVE, PORT RICHEY, FL 34668

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, whose address is 1031 North Miami Beach Boulevard, North Miami Beach, FL

33162 on or before June 28, 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 pursuant to Administrative Order No. 20 I O-08 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847- 8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.

WITNESS my hand and the seal of this Court on this 25 day of May 2021. NIKKI ALVAREZ-SOWLES As Clerk of the Circuit Court By Kelly Jeanne Symons As Deputy Clerk

May 28; June 4, 2021 21-00826P

FIRST INSERTION

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

**Case No.: 2020-CC-0941-WS UCN: 512020CC000941CCAXW GARDENS OF BEACON SQUARE CONDOMINIUM, INC. Plaintiff, vs. DEBRA ANN RESMONDO, et al., Defendants.**

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on April 22, 2021 in the above styled cause, in the Circuit Court of Pasco County, Florida, the Clerk of Court in and for Pasco County will sell the property situated in Pasco County, Florida described as:

UNIT NO.: H OF BUILDING NUMBER 1808, GARDENS OF BEACON SQUARE CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF AND A PERCENTAGE OF THE COMMON ELEMENTS THERETO AS RECORDED IN O.R. BOOK 478, AT PAGE 663, AND SUBSEQUENT AMENDMENTS THERETO, AND FURTHER DESCRIBED IN PLAT BOOK 9 AT PAGE 154, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

At public sale to the highest and best bidder, for cash, at: www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 22

day of June, 2021 at 11:00 AM.

Any persons with a disability requiring reasonable accommodations should call 727- 464-4062 (V/TDD), no later than seven (7) days prior to any proceeding.

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

Dated on: May 25, 2021. TREADWAY FENTON PLLC By: Shannon A. Treadway Attorney for Plaintiff May 28; June 4, 2021 21-00828P

SUBSEQUENT INSERTIONS

SECOND INSERTION

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

**CASE NO. 2019CA003135CAAXWS GROW FINANCIAL FEDERAL CREDIT UNION, Plaintiff, vs. JAIME DEANNE WINBURN A/K/A JAMIE DEANNE WINBURN, et al. Defendants.** To: SANDRA L SMITH 12614 RIVER MILL DRIVE, HUDSON, FL 34667 UNKNOWN SPOUSE OF SANDRA L SMITH 12614 RIVER MILL DRIVE, HUDSON, FL 34667

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: LOT 411, BEACON WOODS VILLAGE FOUR, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGES 63 THROUGH 65, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court on or before June 22, 2021 or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of said Court on the 22 day of October, 2018. Nikki Alvarez-Sowles, Esq. CLERK OF THE CIRCUIT COURT As Clerk of the Court BY: Kelly Jeanne Symons Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC 225 E. Robinson St. Suite 155 Orlando, FL 32801 Phone: (407) 674-1850 Fax: (321) 248-0420 6760653 19-01310-1 May 21, 28, 2021 21-00796P

SUBSEQUENT INSERTIONS

SECOND INSERTION

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

**CASE NO. 2020CA002671CAAXES MADISON ALAMOSA HECM, LLC, Plaintiff, -vs- THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST IRENE N. NYE, DECEASED; JOHN N. NYE, JR., AND UNKNOWN SPOUSE OF JOHN N. NYE, JR.; WILLIAM NYE AND UNKNOWN SPOUSE OF WILLIAM NYE; ROBERT NYE AND UNKNOWN SPOUSE OF ROBERT NYE; TERRY NYE AND UNKNOWN SPOUSE OF TERRY NYE, 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 JOHN N. NYE, JR., AND UNKNOWN SPOUSE OF JOHN N. NYE, JR.; WILLIAM NYE AND UNKNOWN SPOUSE OF WILLIAM NYE; ROBERT NYE AND UNKNOWN SPOUSE OF ROBERT NYE; TERRY NYE AND UNKNOWN SPOUSE OF TERRY NYE; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; WEDGEWOOD MANOR HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT I; UNKNOWN TENANT 2, Defendants.

To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST IRENE N. NYE, 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 Pasco County,

Florida: LOT 96, WEDGEWOOD MANOR PHASE I AND II, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGES 11 - 14, INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. 37342 Derbyshire Drive, Zephyrhills, FL 33542

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.

NOTE: THIS COMMUNICATION, FROM A DEBT COLLECTOR, IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT

PURPOSE.

"If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED This 13 day of May, 2021. NIKKI ALVAREZ-SOWLES CLERK OF THE CIRCUIT COURT Deputy Clerk Jeffrey C. Hakanson, Esq. McIntyreThanasides 500 E. Kennedy Blvd., Suite 200 Tampa, Florida 33602) 813-223-0000 May 21, 28, 2021 21-00797P

**HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER**

**CALL 941-906-9386** and select the appropriate County name from the menu option or e-mail [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

**Q&A**

**Do I need to register my business' name?**

Yes. The "fictitious name" or "dba" you register must be advertised at least once in a newspaper that is located within the county where your principal place of business is located prior to conducting business in the state of Florida.

**VIEW NOTICES ONLINE AT [Legals.BusinessObserverFL.com](http://Legals.BusinessObserverFL.com)**

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



## SECOND INSERTION

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

CIVIL DIVISION  
**CASE NO. 20-CA-1893-WS**  
**HARVEY SCHONBRUN, TRUSTEE, Plaintiff, vs.**  
**SARAH A. PRAHASKY and CITY OF PORT RICHEY, Defendants.**

Notice is hereby given that, pursuant to a Uniform Final Judgment of Foreclosure entered in the above styled cause, in the Circuit Court of Pasco County, Florida, the Office of Nikki Alvarez-Sowles, Clerk & Comptroller, will sell the property situate in Pasco County, Florida, described as:

Lot 151, of the unrecorded plat of PINELAND PARK SUBDIVISION, Pasco County, Florida, lying in Section 9, Township 25 South, Range 16 East, being further described as follows: Commencing at the Northeast corner of Tract 38, Port Richey Land Company Subdivision, as shown in Plat Book 1, at Page 61, of the Public Records of Pasco County, Florida, to thence North 89°51'58" West, a distance of 593.03 feet; thence South 00°21'13" West, a distance of 440.0 feet for a Point of Beginning; thence continue North 89°51'58" West, a distance of 50.0 feet; thence South 00°21'13" West, a distance of 110.0 feet; thence South 89°51'58" East, a distance of 50.0 feet; thence North 00°21'13" East, 110.0 feet to the Point of Beginning. TOGETHER WITH 1987 Westways mobile home with Title #44261307, VIN F2D48S142FD-4530GA located thereon and permanently affixed to the real property.

Property Address: 6518 Margaret Drive, Port Richey, FL 34668  
 in an electronic sale, to the highest and best bidder, for cash, on June 17, 2021 at 11:00 a.m. at www.pasco.realforeclose.com in accordance with Chapter 45 Florida Statutes.

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.

Any person with a disability requiring reasonable accommodation in order to participate in this proceeding should call New Port Richey (727) 847-8100; Dade City (352) 521-4274 ext 8110; TDD 1-800-955-8771 via Florida Relay Service; no later than seven days prior to any proceeding.

Dated: May 17, 2021.  
 Harvey Schonbrun, Esquire  
 HARVEY SCHONBRUN, P. A.  
 1802 North Morgan Street  
 Tampa, Florida 33602-2328  
 813/229-0664 phone

May 21, 28, 2021 21-00799P

## SECOND INSERTION

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

CIVIL DIVISION  
**Case No.:**  
**2020CA002671CAAXES**

**MADISON ALAMOS A HECM, LLC, Plaintiff, vs.**

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST IRENE N. NYE, DECEASED; JOHN N. NYE, JR., AND UNKNOWN SPOUSE OF JOHN N. NYE, JR.; WILLIAM NYE AND UNKNOWN SPOUSE OF WILLIAM NYE; ROBERT NYE AND UNKNOWN SPOUSE OF ROBERT NYE; TERRY NYE AND UNKNOWN SPOUSE OF TERRY NYE, 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 JOHN N. NYE, JR., AND UNKNOWN SPOUSE OF JOHN N. NYE, JR.; WILLIAM NYE AND UNKNOWN SPOUSE OF WILLIAM NYE; ROBERT NYE AND UNKNOWN SPOUSE OF ROBERT NYE; TERRY NYE AND UNKNOWN SPOUSE OF TERRY NYE; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; WEDGEWOOD MANOR HOMEOWNERS ASSOCIATION, INC.; 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 IRENE N. NYE, DECEASED

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

## SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

**File No. 51-2021-CP-0721-WS**  
**Division J**  
**IN RE: THE ESTATE OF BARBARA DELORES MICHNIEWICZ 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 BARBARA DELORES MICHNIEWICZ, deceased, File Number 51-2021-CP-0721-WS, by the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654; that the decedent's date of death was January 23, 2021; that the total value of the estate is \$15.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
 BRITTANY S. SCHNEIDER  
 7217 Seward Dr.  
 Port Richey, FL 34668  
 FRANK M. SCHNEIDER  
 1420 Bush St.  
 Lemoore, CA 93245  
 PAUL B. SCHNEIDER  
 3365 Hwy 609  
 Butler, KY 41006

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 May 21, 2021.

**Person Giving Notice:**  
**BRITTANY S. SCHNEIDER**  
 7217 Seward Dr.

Port Richey, Florida 34668  
 Attorney for Person Giving Notice  
 DONALD R. PEYTON  
 Attorney  
 Florida Bar Number: 516619;  
 SPN #63606  
 7317 Little Road  
 New Port Richey, FL 34654  
 Telephone: (727) 848-5997  
 Fax: (727) 848-4072  
 E-Mail: peytonlaw@yahoo.com  
 Secondary E-Mail:  
 peytonlaw2@gmail.com  
 May 21, 28, 2021 21-00769P

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

LOT 96, WEDGEWOOD MANOR PHASE I AND II, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 27, PAGES 11 - 14, INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

37342 Derbyshire Drive, Zephyrhills, FL 33542  
 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED this 13 day of May, 2021.  
 NIKKI ALVAREZ-SOWLES, ESQ.  
 CLERK OF CIRCUIT COURT  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk

Jeffrey C. Hakanson, Esq.  
 McIntyre|Thanasides  
 500 E. Kennedy Blvd., Suite 200  
 Tampa, Florida 33602  
 813-223-0000  
 May 21, 28, 2021 21-00758P

## SECOND INSERTION

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

CIVIL DIVISION  
**Case No.:**  
**2020CA002672CAAXWS**

**MADISON ALAMOS A HECM, LLC, Plaintiff, vs.**

THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST PAUL A. GENEST, DECEASED; DIANA LEE FRAZIER AND UNKNOWN SPOUSE OF DIANA LEE FRAZIER; PAULINE LYNNAH AND UNKNOWN SPOUSE OF PAULINE LYNNAH; NANCY MAZZEO AND UNKNOWN SPOUSE OF NANCY MAZZEO, 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 DIANA LEE FRAZIER AND UNKNOWN SPOUSE OF DIANA LEE FRAZIER; PAULINE LYNNAH AND UNKNOWN SPOUSE OF PAULINE LYNNAH; NANCY MAZZEO AND UNKNOWN SPOUSE OF NANCY MAZZEO; 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 PAUL A. GENEST, DECEASED

Whose Residences are: Unknown  
 Whose last Known Mailing Addresses are: Unknown  
 YOU ARE HEREBY NOTIFIED that

## SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA.

**CASE No.**  
**2020-CA-002752-CAAX-ES**  
**U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRST STAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-3, Plaintiff, vs.**

**JOHNNY R. JORDAN AKA JOHNNY RAY JORDAN., et al., Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2020-CA-002752-CAAX-ES of the Circuit Court of the 6TH Judicial Circuit in and for PASCO County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRST STAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-3, Plaintiff, and, JORDAN, JOHNNY R., et al., are Defendants, Clerk of Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at WWW.PASCO.REALFORECLOSE.COM, at the hour of 11:00 A.M., on the 15th day of June, 2021, the following described property:

PARCEL A  
 THAT PART OF TRACT 64, ZEPHYRHILLS COLONY COMPANY LAND, IN SECTION 36, TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS RECORDED IN PLAT BOOK 2, PAGE 6, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:  
 COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 36 AND RUN NORTH 00 DEGREES 17 MINUTES 48 SECONDS EAST, ALONG THE EAST BOUNDARY OF SAID NORTHEAST 1/4, 30 FEET; THENCE RUN NORTH 89 DEGREES 56 MINUTES 28 SECONDS WEST, 30.00 FEET TO THE INTERSECTION OF THE WEST RIGHT-OF-WAY LINE OF FORBES ROAD AND THE NORTH RIGHT-OF-WAY LINE OF PRETTY POND ROAD FOR A POINT OF BEGINNING; THENCE CONTINUE NORTH 89 DEGREES 56 MINUTES 28 SECONDS WEST ALONG

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

LOT 361, ORANGEWOOD VILLAGE UNIT SEVEN, ACCORDING TO PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, PASCO COUNTY, FLORIDA, PLAT BOOK 8, PAGE 51.  
 2520 CHANCERY DR.,  
 HOLIDAY, FL 34690

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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711."

DATED this 12 day of May, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.  
 CLERK OF CIRCUIT COURT  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk

Jeffrey C. Hakanson, Esq.  
 McIntyre|Thanasides  
 500 E. Kennedy Blvd., Suite 200  
 Tampa, Florida 33602  
 813-223-0000  
 May 21, 28, 2021 21-00759P

SAID RIGHT-OF-WAY 154.26 FEET; THENCE RUN NORTH 00 DEGREES 17 MINUTES 54 SECONDS EAST, 301.32 FEET TO THE NORTH BOUNDARY OF TRACT 64; THENCE RUN SOUTH 89 DEGREES 56 MINUTES 43 SECONDS EAST ALONG SAID NORTH BOUNDARY 154.26 FEET TO THE WEST RIGHT-OF-WAY LINE OF FORBES ROAD; THENCE RUN SOUTH 00 DEGREES 17 MINUTES 48 SECONDS WEST, ALONG SAID RIGHT-OF-WAY 301.33 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH A 1992 MERITT MANUFACTURED HOME, BEARING SERIAL#: FLHML2F2257470A AND FLHML2F2257470B; TITLE#: 63513112 AND 63513123

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

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

DATED this 13th day of May, 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  
 32875.2093 / JSchwartz  
 May 21, 28, 2021 21-00757P

## SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

**File No. 512020CP001465AXES**  
**Division X**  
**IN RE: THE ESTATE OF NANCY K. MAGNUSON 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 NANCY K. MAGNUSON, deceased, File Number 512020CP001465AXES, by the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Clerk of the Court, 38053 Live Oak Ave., Dade City, FL 33523; that the decedent's date of death was October 24, 2019; that the total value of the estate is \$0 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
 Darrell Kurzka  
 8277 Fielding Lane,  
 Greendale, WI 53129  
 Elizabeth A. Gabardi  
 426 N Oak Crest Drive,  
 Apt. D37, Wales, WI 53183

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 May 21, 2021.

**Person Giving Notice**

**Darrell Kurzka**  
 8277 Fielding Lane  
 Greendale, WI 53129  
 Attorney for Person Giving Notice  
 Denise A. Welter, Esquire  
 Attorney for Darrell Kurzka  
 Florida Bar Number: 585769  
 2521 Windguard Circle,  
 Wesley Chapel, FL 33544  
 Telephone: (813) 929-7300  
 E-Mail: daw@jowanna.com  
 Secondary E-Mail:  
 service@jowanna.com  
 May 21, 28, 2021 21-00770P

## THIRD INSERTION

Notice of Application for Tax Deed 2021XX000026TDAXXX  
 NOTICE IS HEREBY GIVEN, That JORDAN SHOTI, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1202835  
 Year of Issuance: 06/01/2013  
 Description of Property:  
 24-26-21-0000-00100-0000  
 COM NW COR OF SEC 24 TH N89DG 48'05"E ALG N BDY OF NW1/4 OF SAID SEC 885.58 FT TH S25DG26'35"E 22.11 FT TO PT ON S R/W LN TUCKER RD TH S25DG26'35"E 904.31 FT TH N64DG33'25"E 300 300 FT TH N89DG48'05"E 55.28 FT TH S25DG26'35"E 676.23 FT TH S64DG33'25"W 50 FT TH S25DG 26'35"E 170 FT TH N64DG33'25"E 40 FT TH S25DG26'35"E 60 FT TO POB POB TH CONT S25DG26'35"E 721.17 FT TO PT ON N R/W LN CH ANCEY RD TH CV R RAD 11519.16 FT CHD N77DG35'26"E 246.38 FT TH N00DG19'33"E 254.54 FT TH S77DG 42'25"W 308.79 FT TH N25 DG26'35"W 477.26 FT TH S64DG33 '25"W 50 FT TO POB AKA PCL C LESS COM NW COR SEC 24 TH N89 DG48'05"E 885.58 FT TH S25DG26 '35"E 1881.22 FT TH NELY 39.27 FT ALG ARC OF CV R RAD 25 FT CHD N19DG33'25"E 35.36 FT TH N64DG33'25"E 315 FT FOR POB TH CONT N64DG33'25"E 50 FT TH S25 DG26'35"E 280 FT TH S64DG33'25 "W 50 FT TH N25DG26'35"W 280 FT TO POB SUBJ TO DRNG ESMT PE R OR 4857/993 OR 4179 PG 1149

Name(s) in which assessed:  
 WILLIAM E MCGAVERN  
 All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on June 17, 2021 at 10:00 am.

April 28, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Diaz  
 Deputy Clerk  
 May 14, 21, 28; June 4, 2021

21-00719P

## SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

**File No. 51-2021-CP-0714-WS**  
**Division J**  
**IN RE: THE ESTATE OF VINCENT J. POLEO 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 VINCENT J. POLEO, deceased, File Number 51-2021-CP-0714-WS/J, by the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654; that the decedent's date of death was February 27, 2021; that the total value of the estate is \$15,180.68 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
 KEITH W. HUBBARD  
 LORI A. PROTO  
 13607 S. Indian River Dr.  
 Jensen Beach, Florida 34957  
 133 Robert Evans Way  
 Strasburg, PA 17579

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 May 21, 2021.

**Person Giving Notice:**

**EDWARD G. HUBBARD**  
 2601 S. Roosevelt Blvd., #312C  
 Key West, Florida 33040  
 Attorney for Person Giving Notice  
 DONALD R. PEYTON  
 Attorney  
 Florida Bar Number: 516619;  
 SPN #63606  
 7317 Little Road  
 New Port Richey, FL 34654  
 Telephone: (727) 848-5997  
 Fax: (727) 848-4072  
 E-Mail: peytonlaw@yahoo.com  
 Secondary E-Mail:  
 peytonlaw2@gmail.com  
 May 21, 28, 2021 21-00768P

## SECOND INSERTION

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

**File No. 512021CP000783CPAXES**  
**Division Probate**  
**IN RE: THE ESTATE OF ZACHARY R. GERACI Deceased.**

The administration of the estate of Zachary R. Geraci, deceased, whose date of death was October 25, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656-0338.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOT WITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is May 21, 2021.

**Personal Representative:**

**Karol Nickerson**  
 57 Hyacinth Street, Apt. 547  
 Nokomis, Florida 34275-381 2  
 Attorney for Personal Representative:  
 /s/ Anne Sunne Freeman  
 Anne Sunne Freeman  
 Attorney  
 Florida Bar Number: 88626  
 2706 Alt 19 N, Ste 204  
 Palm Harbor, FL 34683  
 Telephone: (727) 461-3100  
 Fax: (727) 255-5800  
 E-Mail: afeeman@sunnelaw.com  
 May 21, 28, 2021 21-00767P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION **DIVISION Probate** File No. **512020CP001721WS** **Division Probate** **IN RE: THE ESTATE OF LINDA M. MIERISCH Deceased.**

The administration of the estate of Linda M. Mierisch, deceased, whose date of death was August 6, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE 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 May 21, 2021.

**Personal Representative:**

**Donald J. Mierisch**

18142 Arbor Crest Drive Hudson, Florida 34667

Attorney for Personal Representative:

Elizabeth M. Mancini

Email Address:

emancinilaw@gmail.com

Florida Bar No. 0124095

Hudzietz & Mancini, P.A.

10028 State Road 52

Hudson, Florida 34669

May 21, 28, 2021

21-00765P

SECOND INSERTION

NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION **DIVISION Probate** File No. **512021CP000146CPAXW** **Division Probate** **IN RE: THE ESTATE OF DEBORAH JEAN HARTSELL 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 DEBORAH JEAN HARTSELL, deceased, File Number: 512021CP000146CPAXW by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523; that the decedent's date of death was October 26, 2020; that the total value of the estate is \$0.00 (Homestead and Exempt Property) and that the names and addresses of those to whom it has been assigned by such order are:

Name Address Margaret Deuicidibus (sister) 2317 Halyard Drive, Merrick, New York 11566

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 May 21, 2021.

**Person Giving Notice:**

/s/ **Margaret Deuicidibus**

**Margaret Deuicidibus**

2317 Halyard Drive Merrick,

New York 11566

Attorney for Person Giving Notice:

/s/ Jeffrey R. Kuhns

Jeffrey R. Kuhns Attorney

Florida Bar Number: 96026

425 Cross Street, Ste. #312

Punta Gorda, Florida 33950

Telephone: (941) 205-8000

Fax: (941) 205-8001

E-Mail: jeff@kuhnslawfirm.com

May 21, 28, 2021

21-00771P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000021TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1708483

Year of Issuance: 06/01/2018

Description of Property: 15-25-16-0760-00000-2690 REGENCY PARK UNIT 2 PB 11 PGS 78 & 79 LOT 269 OR 9443 PG 1005

Name(s) in which assessed: LAURIE MOORE KRISTEN MOORE

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00716P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000008TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1710225

Year of Issuance: 06/01/2018

Description of Property: 08-26-16-0240-00300-0010 C E CRAFTS SUB NO 3 PB 2 PG 41 LOTS 1 2 & 3 BLK 3 & FOLL DESC POR OF LOT 4 BLK 3 COM NW COR OF LOT 4 FOR POB TH ALG BDY BTWN LOTS 3 & 4 EAST (ASSUMED) 157.70 FT TO WLY R/W LN GEORGE ST TH ALG SAID WLY R/W LN S00DEG13' 48"E 26 FT TH N89DEG52' 48"W 104 FT TH N64DG 23' 43"W 59.66 FT TO POB OR 8915 PG 2670 OR 9445 PG 2920

Name(s) in which assessed: PASCO GRAND CORP

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00707P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000005TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1704356

Year of Issuance: 06/01/2018

Description of Property: 05-25-18-0020-00000-2160 KENT GROVES UNRECORDED PLAT LOT 216 DESC AS COM AT SE COR OF NW1/4 TH S00DG50'40" 25.36 FT TH N88DG 44'20"W 991.70 FT TH N00DG 46'50"E 325.00 FT TO POB; TH N00DG 46'50"E 150.00FT TH S88DG 44'20"E 391.00 FT TH S00DG 46'50"W 150.00 FT N88DG 44'20"W 391.00 FT TO POB; SUBJ TO ESMT FOR INGRESSO FT TH EGRESS OVER WEST 25FT OF LOT 216 & NORTH 25 FT OF LOT 220 OR 9039 PG 641

Name(s) in which assessed: OLLIE JOE WELLS

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00704P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000017TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1704951

Year of Issuance: 06/01/2018

Description of Property: 06-24-17-0010-00A00-0020 GULF COAST HIGHWAY ESTATES PB 5 PG 49 LOT 2 BLOCK A OR 9000 PG 896

Name(s) in which assessed: GEORGES REALTY INVESTMENT INC

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00713P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000015TDAXXX NOTICE IS HEREBY GIVEN, That SALLY BROGNA, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1705919

Year of Issuance: 06/01/2018

Description of Property: 15-25-17-0100-17600-0150 MOON LAKE ESTATES UNIT 10 PB 5 PGS 128-131 LOTS 15-17 INCL BLOCK 176 OR 1723 PG 1542

Name(s) in which assessed: ESTATE OF JEFFREY GILLO

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00711P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000030TDAXXX NOTICE IS HEREBY GIVEN, That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706901

Year of Issuance: 06/01/2018

Description of Property: 23-26-18-0300-00000-0180 SUNNYDALE UNREC RE-PLAT OF LOT 8 BLK 7 GULF COAST ACS UNIT 2 COM AT PT ON N LN OF LOT 8 LYING N89DEG 55'20"E 464.35 FT FROM NW COR OF SAID LOT 8 TH N89DEG 55'20"E 50 FT TH S00DEG 04'40"E 78.96 FT TH S89DEG 55'20"W 50 FT TH N00DEG 04'40"W 78.96 FT TO POB THE ELY & WLY 3 FT SUBJECT TO UTILITY AND/OR DRAINAGE EASEMENT & SLY 15' SUBJECT TO ROAD R/W AND/OR UTILITY EASEMENT SUBJECT TO A PERPETUAL EASEMENT FOR INGRESS & EGRESS ON SUNNYDALE DR OR 9211 PG 3956

Name(s) in which assessed: ESTATE OF JOHN BETZ

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00722P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000020TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1708615

Year of Issuance: 06/01/2018

Description of Property: 21-25-16-0970-00000-8930 EMBASSY HILLS UNIT 5 PB 12 PGS 34-36 LOT 893 OR 9197 PG 612

Name(s) in which assessed: JAROD FARELLA MINDY FARELLA

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00715P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000007TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1700733

Year of Issuance: 06/01/2018

Description of Property: 26-24-21-0030-00400-0140 JUNALUSKA PB 3 PG 69 LOTS 14 15 & 16 BLOCK 4 OR 3853 PG 1818

Name(s) in which assessed: ESTATE OF TALMAGE W NELSON

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00706P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000016TDAXXX NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1704613

Year of Issuance: 06/01/2018

Description of Property: 13-26-18-0000-01400-0060 BEG AT PT 7.62 FT S & 652.25 FT WEST OF SE COR OF NE1/4 OF NE1/4 TH S89DEG34'00"W 135.00 FT FOR POB TH CONT S89DEG34' 00"W 90.00 FT ALG N R/W LN OF HALE RD TH 18DEG50'08"W 171.90 FT (CALC N19DG 11' 45"W 172.24 FT) TO SLY R/W LN OF PINEY WOOD ROAD TH N58DEG12' 00"E (CALC N58DEG13'27"E) 171.55 FT TH S13DEG39'58"E 156.26 FT TH S89DEG34'00"W 35.00 FT (CALC N89DEG31'27"W) TH S00DEG26'00"W 100.00 FT (CALC S00DEG39'24"W) TO POB OR 3073 PG 1172 OR 3073 PG 1175 OR 3073 PG 1178 OR 3073 PG 1169

Name(s) in which assessed: LLOYD JORGENSON

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021

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

By: Denisse Diaz Deputy Clerk

May 14, 21, 28; June 4, 2021

21-00712P

THIRD INSERTION

**NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE 6th JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA** Case No.: **2021 DR 1513 WS**

Edward Clayton Hunt Petitioner, and Elizabeth Jane Hunt, Respondent. TO: Elizabeth Jane Hunt 2703 Flow St. Greenville, NC 27834

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Edward Hunt whose address is 3404 Garfield Dr Holiday, FL 34691 on or before , and file the original with the Clerk of this Court at 7530 Little Rd, New Port Richey, FL, 34654 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided:

None

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

You must keep the Clerk of the Circuit Court's office notified of your current address/email address. (You may file Notice, Florida Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.

Dated: 5-7-2021 CLERK OF THE CIRCUIT COURT

By: /s/ Cynthia Ferdon-Gaede

May 14, 21, 28; June 4, 2021

21-00744P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000006TDAXXX NOTICE IS HEREBY GIVEN, That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 171098

## SECOND INSERTION

**NOTICE OF PUBLIC SALE**  
Notice is hereby given that on June 4, 2021 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1972 COAC travel trailer bearing vehicle identification number 199151307 and all personal items located inside the mobile home. Last Tenant: Jason Galloway. Sale to be held at: Sweetwater RV Resort, 37647 Chancey Road, Zephyrhills, Florida 33541, 813-783-3477.  
May 21, 28, 2021 21-00801P

## SECOND INSERTION

IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
**DIVISION Probate**  
**CASE NO.**  
**512021CP000669CPAXES**  
**IN RE: THE ESTATE OF CRAIG JULIUS ROBINSON A/K/A CRAIG J. ROBINSON, Deceased.**

The administration of the Estate of Craig Julius Robinson a/k/a Craig J. Robinson, deceased, whose date of death was February 12, 2021, File Number 512021CP000669CPAXES is pending in the Circuit Court for Pasco County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Pasco County, Probate Division, 38055 Live Oak Avenue, Dade City, FL 33523. 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 the decedent's estate, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (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 decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT 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 May 21, 2021.

**Personal Representative**  
**RANDY ROBINSON**

**Personal Representative**  
**RANDY ROBINSON**

179 Manor Avenue  
Elkhart, IN 46516  
Attorney for Personal Representative  
Jerrold Slutzky, Esq.  
Attorney for Personal Representative  
Florida Bar No: 95747  
Slutzky Law Firm  
853 Main Street, Suite A  
Safety Harbor, FL 34695  
Telephone: (727) 475-6200  
Email: jerry.slutzky@gmail.com  
May 21, 28, 2021 21-00764P

## SECOND INSERTION

**NOTICE TO CREDITORS**  
**IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA**  
**PROBATE DIVISION**  
**DIVISION Probate**  
**File No. 51-21-CP-653-WS**  
**Division I**  
**IN RE: THE ESTATE OF WILLIAM JOSEPH PAPPAS Deceased.**

The administration of the estate of William Joseph Pappas, deceased, whose date of death was October 6, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 May 21, 2021.

**Personal Representative:**

**Susan Pappas**  
PO Box 25  
48 Hough Road  
South Lyme, CT 06376  
Attorney for Personal Representative:  
David A. Hook, Esq.  
Email Address:  
courtservice@elderlawcenter.com  
Florida Bar No. 0013549  
The Hook Law Group, P.A.  
4918 Floramar Terrace  
New Port Richey, Florida 34652  
May 21, 28, 2021 21-00766P

## SECOND INSERTION

**NOTICE TO CREDITORS**  
**IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA**  
**PROBATE DIVISION**  
**File No. 51-2021-CP-0428-WS**  
**Division I**  
**IN RE: ESTATE OF FARLEY J. MITCHELL Deceased.**

The administration of the estate of FARLEY J. MITCHELL, deceased, whose date of death was February 11, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 May 21, 2021.

**Personal Representative:**

**HERBERT BALDWIN**  
12119 Sunny Glen Ln., 103 C1  
Hudson, Florida 34669  
Attorney for Personal Representative:  
DONALD R. PEYTON  
Attorney  
Florida Bar Number: 516619;  
SPN #63606  
7317 Little Road  
New Port Richey, FL 34654  
Telephone: (727) 848-5997  
Fax: (727) 848-4072  
E-Mail: peytonlaw@yahoo.com  
Secondary E-Mail:  
peytonlaw2@gmail.com  
May 21, 28, 2021 21-00800P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000003TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1710553  
Year of Issuance: 06/01/2018  
Description of Property:  
16-26-16-052B-00000-1520  
TANGLEWOOD TERRACE  
UNIT 4 PB 15 PG 145 LOT 152 OR  
8529 PG 953

Name(s) in which assessed:  
RICHARD KELLY  
KAREN KELLY

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00702P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000031TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706952  
Year of Issuance: 06/01/2018

Description of Property:  
24-24-16-0050-00C00-0090  
GULF COAST ACRES ADDITION PB 5 PG 145 N 350 FT OF LOT 9 BLOCK C SUBJECT TO A PERPETUAL EASEMENT DESC AS BEG AT NE COR TRACT 9 TH SODG 06' 40"W ALG WEST RIGHT-OF-WAY LINE OF HICKS ROAD (AS PLATTED) 350.00 FT TH S89DG 56'07"W 22.50 FT TH NODG 06' 40"E 340.00 FT TH S89DG 56'07"W 299.115 FT NODG 07' 46"W 10.00 FT N89DG 56' 07"E 321.615 FT TO POB AS PER OR 3895 PG 790 OR 3902 PG 969

Name(s) in which assessed:  
J & E CUSTOM CABINETS INC

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00723P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000010TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1710009  
Year of Issuance: 06/01/2018

Description of Property:  
06-26-16-002A-00000-0590  
GREEN KEY ESTATES REPLAT PB 6 PG 122 LOT 59 OR 8360 PG 961

Name(s) in which assessed:  
DANIEL M HULBERT

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00709P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000024TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1711867  
Year of Issuance: 06/01/2018  
Description of Property:  
32-26-16-062D-00001-2300  
FOREST HILLS UNIT 26 PB 11  
PG 92 LOT 1230 OR 9654 PG 1029

Name(s) in which assessed:  
GREGORY B DEMONTFORT

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00717P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000009TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1703479  
Year of Issuance: 06/01/2018

Description of Property:  
05-26-19-0000-00700-0020  
COM SE COR SEC 6 TH N01DG 05' 56"E ALG EAST SEC BDY 63.49 FT TH N40DG 17' 04"W 568.77 FT TH N49DG 42' 56"E 100.00 FT TH S40DG 17' 04"E 400.00 FT TH N59DG 27' 41"E 354.69 FT TH N30DG 32' 19"W 460.00 FT TH N43DG 51' 41"W 11.41 FT TO POB TH CONT ALG SAME BRG N43DG 51' 41"W 116.02 FT TH N59DG 27' 41"E 399.14 FT TH S30DG 32' 19"E 112.90 FT TH S59DG 27' 41"W 372.41 FT TO POB AKA PCL 3; SUBJECT TO 60 FT WIDE EASEMENT FOR INGRESS & EGRESS OR 4329 PG 583

Name(s) in which assessed:  
BRIAN O'GRADY

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00708P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000019TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That CAZENOVIA CREEK FUNDING II LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706531  
Year of Issuance: 06/01/2018

Description of Property:  
19-26-17-0010-00000-0230  
SIENNA WOODS PB 25 PG 85-87  
LOT 23 OR 9696 PG 2748

Name(s) in which assessed:  
BRUNO BASIN TRUST

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00714P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000027TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1511012  
Year of Issuance: 06/01/2016  
Description of Property:  
19-26-16-0040-00000-0540  
BEACON SQUARE UNIT 1 PB 8  
PG 37 LOT 54 OR 6338 PG 639

Name(s) in which assessed:  
BRIAN R GAGNON  
WENDELL T BRINSON SR

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00720P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000032TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706904  
Year of Issuance: 06/01/2018

Description of Property:  
23-24-16-0300-00000-0230  
SUNNYDALE UNREC REPLAT OF LOT 8 BLK 7 GULF COAST ACS UNIT 2 PB 5 PG 85 LOT 19 DESC AS BEG AT A PT ON S LN LOT 8 LYING N89DG 55' 20"E 671.59 FT FROM PLATTED SW COR OF LOT 8 TH N89DG 55' 20"E 50.00 FT TH N00DG 04' 40"W 78.96 FT TH S89DG 55' 20"W 50.00 FT TH S00DG 04' 40"E 78.96 FT TO POB NLY 10.00 FT RESERVED FOR RD R/W/UTILITY EASEMENT & ELY WLY & SLY 3.00 FT RESERVED FOR UTILITY AND DRAINAGE EASEMENT & PERPETUAL EASEMENT FOR INGRESS & EGRESS ON SUNNYDALE DRIVE OR 4378 PG 955

Name(s) in which assessed:  
JOHN BETZ

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00724P

## SECOND INSERTION

**NOTICE OF ACTION**  
**IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA**  
**CIVIL ACTION**  
**CASE NO.:**  
**2021CA000165CAAXES**  
**WELLS FARGO BANK, N.A., Plaintiff, vs.**  
**THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST; MATTHEW JEROME SCOTT, II A/K/A MATTHEW J. SCOTT, II, DECEASED, et al, Defendant(s).**

To:  
THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, MATTHEW JEROME SCOTT, II A/K/A MATTHEW J. SCOTT, II, DECEASED  
Last Known Address: Unknown  
Current Address: Unknown

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

LOT 15, BLOCK I, STAGECOACH VILLAGE-PARCEL 3, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 34, PAGE 120, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA  
A/KI A 25232 SEVEN RIVERS CIR, LAND O' LAKES, FL 34639

has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication on or before June 22nd, 2021, if any, on Albertelli Law, Plaintiff's attorney, whose address is

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000011TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That ATCF II FLORIDA-A LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706877  
Year of Issuance: 06/01/2018  
Description of Property:  
23-24-16-0090-00000-0250  
SEA PINES SUB PB 8 PG 149  
LOT 25 OR 1087 PG 883

Name(s) in which assessed:  
ELPIDIA BAEZ

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00710P

## THIRD INSERTION

**Notice of Application for Tax Deed**  
**2021XX000029TDAXXX**  
**NOTICE IS HEREBY GIVEN,**  
That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706902  
Year of Issuance: 06/01/2018

Description of Property:  
23-24-16-0300-00000-0190  
SUNNYDALE UNREC REPLAT OF LOT 8 BLK 7 GULF COAST ACS UNIT 2 PB 5 PG 85 LOT 19 DESC AS BEG AT A PT ON S LN LOT 8 LYING N89DG 55' 20"E 671.59 FT FROM PLATTED SW COR OF LOT 8 TH N89DG 55' 20"E 50.00 FT TH N00DG 04' 40"W 78.96 FT TH S89DG 55' 20"W 50.00 FT TH S00DG 04' 40"E 78.96 FT TO POB NLY 10.00 FT RESERVED FOR RD R/W/UTILITY EASEMENT & ELY WLY & SLY 3.00 FT RESERVED FOR UTILITY AND DRAINAGE EASEMENT & PERPETUAL EASEMENT FOR INGRESS & EGRESS ON SUNNYDALE DR OR 3848 PG 779

Name(s) in which assessed:  
JOHN BETZ

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

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on June 17, 2021 at 10:00 am.

April 28, 2021  
Office of Nikki Alvarez-Sowles, Esq.  
Pasco County Clerk & Comptroller  
By: Denisse Diaz  
Deputy Clerk

May 14, 21, 28; June 4, 2021 21-00721P

P.O. Box 23028, Tampa, FL 33623, and file the original with this Court either before service on Plaintiff's attorney, or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

\*\*See the Americans with Disabilities Act

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

Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654  
Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired.

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

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

SECOND INSERTION

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

CASE: 21-CC-001390  
**THE BAY AT CYPRESS CREEK HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. MOHAMED ABDELHAMID; UNKNOWN SPOUSE OF MOHAMED ABDELHAMID; AND UNKNOWN TENANT(S), Defendant.**

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

Lot 3, Block 1, BAY AT CYPRESS CREEK, according to the Plat thereof as recorded in Plat Book 49, Pages 132 through 139, inclusive, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.  
 A/K/A 26622 Chimney Spire Lane, Wesley Chapel, FL 33544  
 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 Plaintiffs 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

WITNESS my hand and seal of this Court on the 12 day of May, 2021  
 NIKKI ALVAREZ-SOWLES  
 Circuit and County Courts  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk  
**MANKIN LAW GROUP**  
 Attorneys for Plaintiff  
 2535 Landmark Drive, Suite 212  
 Clearwater, FL 33761  
 May 21, 28, 2021 21-00763P

SECOND INSERTION

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

CASE: 21-CC-1158  
**TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. APRIL GILBREATH; UNKNOWN SPOUSE OF APRIL GILBREATH; AND UNKNOWN TENANT(S), Defendant.**

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

Lot 149 less North 5ft, DRIFTWOOD VILLAGE, according to the Plat thereof as recorded in Plat Book 13, Pages 99-101, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.  
 A/K/A 8724 Woodcrest Drive, Port Richey, FL 34668.

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

WITNESS my hand and seal of this Court on the 18 day of May, 2021.

NIKKI ALVAREZ-SOWLES  
 Circuit and County Courts  
 By: Cynthia Ferdon-Gaede  
 Deputy Clerk  
**MANKIN LAW GROUP**  
 Attorneys for Plaintiff  
 2535 Landmark Drive, Suite 212  
 Clearwater, FL 33761  
 May 21, 28, 2021 21-00795P

SECOND INSERTION

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

CIVIL DIVISION:  
 CASE NO.: 2018CA002292CAAXWS  
**BAYVIEW, LOAN SERVICING, LLC Plaintiff, vs. JEANNETTE V. ROGUE; UNKNOWN SPOUSE OF JEANNETTE V. ROGUE; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, et al., Defendants.**

TO: DOUGLAS COMPTON, III  
 LAST KNOWN ADDRESS:  
 16100 MCKENDREE ROAD,  
 BRANDYWINE, MD 20613  
 CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: LOT 42, OF PARK LAKE ESTATES UNIT 5-B, PHASE TWO, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGE 51-53 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Orlando Deluca, Deluca Law Group, PLLC, 2101 NE 26th Street, Fort Lauderdale, FL 33305 and file the original with the Clerk of

the above-styled Court on or before a June 22, 2021 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.

WITNESS my hand and seal of said Court on the 18 day of May, 2021.

Nikki Alvarez-Sowles, Esq.  
 CLERK OF THE CIRCUIT COURT  
 As Clerk of the Court  
 BY: Kelly Jeanne Symons  
 Deputy Clerk  
**DELUCA LAW GROUP PLLC**  
 PHONE: (954) 368-1311 |  
 FAX: (954) 200-8649  
 service@delucalawgroup.com  
 18-02492-F  
 May 21, 28, 2021 21-00794P

SECOND INSERTION

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

CIVIL DIVISION  
 Case No.: 2020CA002673CAAXWS  
**MADISON ALAMOSA HECM, LLC, Plaintiff, vs.**

**THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ESMERALDA MARTIN, DECEASED; JOHN MARTIN AND UNKNOWN SPOUSE OF JOHN MARTIN; IRIA MARTIN KURTZ AND UNKNOWN SPOUSE OF IRIA MARTIN KURTZ; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; FAIRWAY HOMES AT MEADOW OAKS HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT 1; UNKNOWN TENANT 2, Defendants.**  
 TO: JOHN MARTIN  
 Whose Residences are: Unknown  
 Whose last Known Mailing Addresses are: 94 Middle St., Lexington, MA 02421

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

Florida:  
 LOT 6, BLOCK I, MEADOW OAKS PARCELS I & 0, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 36, PAGES 6 THROUGH 10, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

13651 Meadow Green Ln, Hudson, FL 34669  
 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 either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 12 day of May, 2021.  
 NIKKI ALVAREZ-SOWLES, ESQ.  
 CLERK OF CIRCUIT COURT  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk

Jeffrey C. Hakanson, Esq.  
 McIntyre|Thanasides  
 500 E. Kennedy Blvd., Suite 200  
 Tampa, Florida 33602  
 813-223-0000  
 May 21, 28, 2021 21-00761P

SECOND INSERTION

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

CIVIL DIVISION  
 CASE NO. 2021CA000105CAAXWS  
**MADISON ALAMOSA HECM, LLC, Plaintiff, vs- UNKNOWN SUCCESSOR TRUSTEE OF THE FRANK SCALISCE & GERALDINE F. SCALISCE, REVOCABLE TRUST; UNKNOWN BENEFICIARIES OF THE FRANK SCALISCE & GERALDINE F. SCALISCE, REVOCABLE TRUST; SANDRA GARZA AND UNKNOWN SPOUSE OF SANDRA GARZA; MICHAEL SCALISCE AND UNKNOWN SPOUSE OF MICHAEL SCALISCE; JUDITH SCALISCE BAKER AND UNKNOWN SPOUSE OF JUDITH SCALISCE BAKER; KAREN ARMSTRONG AND UNKNOWN SPOUSE OF KAREN ARMSTRONG, 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 SANDRA GARZA AND UNKNOWN SPOUSE OF SANDRA GARZA; MICHAEL SCALISCE AND UNKNOWN SPOUSE OF MICHAEL SCALISCE; JUDITH SCALISCE BAKER AND UNKNOWN SPOUSE OF JUDITH SCALISCE BAKER; KAREN ARMSTRONG AND UNKNOWN SPOUSE OF KAREN ARMSTRONG; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT 1; UNKNOWN TENANT 2, Defendants.**

TO: UNKNOWN SUCCESSOR TRUSTEE OF THE FRANK SCALISCE & GERALDINE F. SCALISCE, REVOCABLE TRUST  
 And  
 UNKNOWN BENEFICIARIES OF THE FRANK SCALISCE & GERALDINE F. SCALISCE, REVOCABLE TRUST  
 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 Pasco County, Florida:

LOT 622, COLONIAL HILLS UNIT TEN, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN MAP BOOK 10, PAGES 86-87, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA  
 5140 Skyland Dr.,  
 Holiday, FL 34690

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 Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

NOTE: THIS COMMUNICATION, FROM A DEBT COLLECTOR, IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 18 day of May, 2021.  
 NIKKI ALVAREZ-SOWLES  
 CLERK OF THE CIRCUIT COURT  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk

Jeffrey C. Hakanson, Esq.  
 McIntyre|Thanasides  
 500 E. Kennedy Blvd., Suite 200  
 Tampa, Florida 33602  
 813-223-0000  
 May 21, 28, 2021 21-00798P

SECOND INSERTION

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

CIVIL DIVISION  
 Case No.: 2020CA002673CAAXWS  
**MADISON ALAMOSA HECM, LLC, Plaintiff, vs.**

**THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ESMERALDA MARTIN, DECEASED; JOHN MARTIN AND UNKNOWN SPOUSE OF JOHN MARTIN; IRIA MARTIN KURTZ AND UNKNOWN SPOUSE OF IRIA MARTIN KURTZ; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; FAIRWAY HOMES AT MEADOW OAKS HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT 1; UNKNOWN TENANT 2, Defendants.**

TO: THE UNKNOWN HEIRS, DEVEISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ESMERALDA MARTIN, 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 Pasco County, Florida:

LOT 6, BLOCK I, MEADOW OAKS PARCELS I & 0, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 36, PAGES 6 THROUGH 10, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
 13651 Meadow Green Ln, Hudson, FL 34669

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 either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 12 day of May, 2021.  
 NIKKI ALVAREZ-SOWLES, ESQ.  
 CLERK OF CIRCUIT COURT  
 By: /s/ Cynthia Ferdon-Gaede  
 Deputy Clerk

Jeffrey C. Hakanson, Esq.  
 McIntyre|Thanasides  
 500 E. Kennedy Blvd., Suite 200  
 Tampa, Florida 33602  
 813-223-0000  
 May 21, 28, 2021 21-00760P

SECOND INSERTION

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

CIVIL DIVISION  
 Case No: 20-CA-002166  
**PAULSON INVESTMENTS, LLC, a Florida limited liability company, Plaintiff, vs. VICTOR D. CRUZ, an individual, MICHAEL MCBRIDE, an individual, GULF ISLAND CONDOMINIUM OWNERS' ASSOCIATION, INC., a Florida corporation, PASCO COUNTY, FLORIDA, a political subdivision of the State of Florida, and the STATE OF FLORIDA, Defendants.**

NOTICE IS HEREBY GIVEN that pursuant to the "Uniform Final Judgment of Foreclosure," entered in the above-styled action on May 10, 2021, in the Sixth Judicial Circuit Court, in and for Pasco County, Florida, the Clerk of Pasco County, Florida will sell the real property situated in Pasco County, Florida, described below to the highest bidder, for cash, to be held online at www.pasco.realforeclose.com, in accordance with Chapter 45 Florida Statutes on June 15, 2021, at 11:00 a.m.:

Condominium Unit No. 105 of GULF ISLAND RESORT AND RACQUET CLUB f/k/a GULF ISLAND BEACH AND TENNIS CLUB I, a Condominium, according to The Declaration of Condominium recorded in O.R. Book 1381, Page 932, and all exhibits and amendments thereof, Public Records of Pasco County, Florida.

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

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

/s/ Frank A. Lafalce  
 FRANK A. LAFALCE, ESQ.  
 Florida Bar No.: 980609  
 flafalce@anthonyandpartners.com  
 Anthony & Partners, LLC  
 100 S. Ashley Drive, Suite 1600  
 Tampa, Florida 33601  
 Telephone: 813/273-5616  
 Telecopier: 813/221-4113  
 Attorneys for the Paulson Investments, LLC  
 May 21, 28, 2021 21-00793P

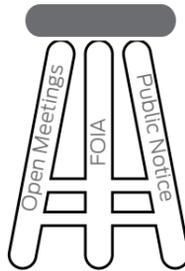
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**CALL 941-906-9386**  
 and select the appropriate County name from the menu option OR  
 e-mail legal@businessobserverfl.com

**Business Observer**

# Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the **three-legged stool of government transparency**



This is not about “newspapers vs the internet”.

**It’s newspapers *and* newspaper websites vs government websites**

and newspaper websites have a much larger audience. Moving notice from newspapers to government websites would **reduce the presence of public notices on the internet**



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

**prevent government officials from hiding information**

they would prefer the public not to see

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



**Accessibility**



**Independence**



**Verifiability**



**Archivability**

**Publishing notices on the internet is neither cheap nor free**



**Newspapers remain the primary vehicle for public notice in all 50 states**



## Types Of Public Notices

### Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

### Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

### Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

**Stay Informed, It’s Your Right to Know.**

For legal notice listings go to: [Legals.BusinessObserverFL.com](https://Legals.BusinessObserverFL.com)

To publish your legal notice call: 941-906-9386 or [Legal@BusinessObserverFL.com](mailto:Legal@BusinessObserverFL.com)

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