

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 07/05/2021, 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.

1FTSW30L12EC59296
2002 FORD

June 18, 2021 21-00922P

FIRST INSERTION

Notice is hereby given that SMILE INNOVATIONS INC, OWNER, desiring to engage in business under the fictitious name of BAYBREEZE DENTAL located at 28868 SR 54, WESLEY CHAPEL, FLORIDA 33543 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 18, 2021 21-00935P

FIRST INSERTION

NOTICE OF FINAL AGENCY ACTION BY THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 825241 from CR Pasco Development Company LLC, 2502 North Rocky Pointe Drive, Suite 1050, Tampa, FL 33607. Application received: 5/14/2021. Proposed activity: Residential. Project name: Mirada Parcels 1, 7, & 8. Project size: 176.30 acres Location: Section(s) 14, 15 Township 25 South, Range 20 East, in Pasco County. Outstanding Florida Water: No. Aquatic preserve: No

The application is available for public inspection Monday through Friday at 7601 U.S. Highway 301 North, Tampa, Florida 33637 or through the "Application & Permit Search Tools" function on the District's website at www.watermatters.org/permits/. Interested persons may inspect a copy of the application and submit written comments concerning the application. Comments must include the permit application number and be received within 14 days from the date of this notice. If you wish to be notified of intended agency action or an opportunity to request an administrative hearing regarding the application, you must send a written request referencing the permit application number to the Southwest Florida Water Management District, Regulation Bureau, 7601 U.S. Highway 301 North, Tampa, Florida 33637 or submit your request through the District's website at www.watermatters.org. The District does not discriminate based on disability. Anyone requiring accommodation under the ADA should contact the Regulation Bureau at (813)985-7481 or 1(800)836-0797, TDD only 1(800)231-6103.
June 18, 2021 21-00934P

FIRST INSERTION

Notice is hereby given that PHILIP G LIPSCOMB, OWNER, desiring to engage in business under the fictitious name of SAVAGE STRENGTH AND CONDITIONING located at 12210 EDEN AVE, HUDSON, FLORIDA 34667 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 18, 2021 21-00937P

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 MKA Communications located at 7708 Craighurst Loop in the County of Pasco, in the City of Trinity, Florida 34655 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Pasco, Florida, this 11th day of June, 2021.
OWNER: Marose, Kiaie & Associates Communications LLC 7708 Craighurst Loop Trinity, FL 34655
June 18, 2021 21-00924P

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 Coolspring Independent Dispatching located at 6979 Edgewater Dr in the County of Pasco, in the City of New Port Richey, Florida 34652 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at New Port Richey, Florida, this 14th day of June, 2021.
Carlos J. Mercado Sr.
June 18, 2021 21-00925P

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



NOTICE OF PUBLIC SALE:

PETE'S TOWING AND RECOVERY gives Notice of Foreclosure of Lien and intent to sell these vehicles on 07/06/2021, 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.

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June 18, 2021 21-00923P

FIRST INSERTION

Notice is hereby given that MOBILE MARINE MECHANIC LLC, OWNER, desiring to engage in business under the fictitious name of JACOB HARRIS located at 13730 MELANIE AVE, HUDSON, FLORIDA 34667 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 18, 2021 21-00936P

FIRST INSERTION

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

File No. 21-CP-000720
IN RE: ESTATE OF WILFREDO GINES JR. Deceased.
The administration of the estate of Wilfredo Gines Jr., deceased, whose date of death was January 20, 2021; is pending in the Circuit Court for Pasco County, Florida, Probate, Guardianship, Mental Health and Trust Division; File Number 2021-CP-000720; the mailing address of which is 38053 Live Oak Avenue, Dade City, FL 33523. 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 decedent's estate must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All 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 June 18, 2021.
Personal Representative:
Wilmarie Otero
1414 Russel Ln.
Holiday, FL 34691
Attorney for Personal Representative
MATTHEW D. WOLF, ESQ.
Ivanov & Wolf, PLLC
3310 W. Cypress St Suite 206
Tampa, FL 33607
Ph: (813) 870-6396
FL. Bar No.: 92611
June 18, 25, 2021 21-00917P

FIRST INSERTION

Notice is hereby given that MIRA FLORIDA ENTERPRISE INC, OWNER, desiring to engage in business under the fictitious name of WESLEY CHAPEL CONCRETE CURBING located at 32502 GREENWOOD LOOP, WESLEY CHAPEL, FLORIDA 33545 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
June 18, 2021 21-00926P

NOTICE OF PUBLIC SALE:

GREG RUSSELL TOWING & TRANSPORT gives Notice of Foreclosure of Lien and intent to sell these vehicles on 07/03/2021, 09:00 am at 14813 US HIGHWAY 19 HUDSON, FL 34667, pursuant to subsection 713.78 of the Florida Statutes. GREG RUSSELL TOWING & TRANSPORT reserves the right to accept or reject any and/or all bids.
1B7GL23X2RS545886 1994 DODGE
1D7GL12K74S590126 2004 DODGE
1FDXE40S6WHB78297
1999 SUPREME
1LNLM81W6VY633500
1997 LINCOLN-CONTINENTAL
2B3AD56M53H527713 2003 DODGE
2FTJW35H3NCA75469 1992 FORD
C1445A115153 1965 CHEVROLET
S238622CMH 1975 COBRA
June 18, 2021 21-00938P

NOTICE OF PUBLIC SALE:

Notice is hereby given that on 07-15-2021 at 11:30 a.m. the following vessel will be sold at public sale for storage charges pursuant to F.S. 328.17 tenant Anthony Banke Registered Owner DERRICK J MILLER FL2136FU HIN #TANT27271275 Title: 0001408724 Tenant/Owner Damian Christopher / CLIFFORD RODD FLI060BY HIN #ABV000170175 Title: 0000485540 sale to be held at Sea Ranch Marina llc 6433 Boatyard Dr./6501 Boatyard Dr Hudson Fl. 34667 Sea Ranch Marina llc reserves the right to bid/reject any bid
June 18, 25, 2021 21-00933P

FIRST INSERTION

NOTICE OF PUBLIC SALE The following personal property of Maryanne Marousis a/k/a Mary A. Marousis will on the 6th day of July 2021, at 10:00 a.m., on property at 6523 Outer Drive, Lot #175, Port Richey, Pasco County, Florida 34668, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: Year/Make: 1974 MERC Mobile Home VIN No.: 03611264H Title No.: 001143308 And All Other Personal Property Therein
June 18, 25, 2021 21-00921P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-21-CP-0804-WS
IN RE: ESTATE OF MIKE MLADENOVICH aka MILIJA MLADENOVICH Deceased.
The administration of the estate of Mike Mladenovich aka Milija Mladenovich, deceased, whose date of death was April 8, 2021, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT 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 JUNE 18, 2021.
Personal Representative:
Milunka Hammond
8302 Broken Willow Lane
Port Richey, FL 34668
Attorney for Personal Representative
David C. Gilmore, Esq.
11169 Trinity Blvd.
Trinity, FL 34655
dkg@davidgilmorrelaw.com
karen@davidgilmorrelaw.com
(727) 849-2296
FBZ 323111
June 18, 25, 2021 21-00915P

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS JUNE 18, 2021.

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 JUNE 18, 2021.

Personal Representative:
KRISTEN L. FRANKLIN
11855 Cassandra Street
Unit 105
New Port Richey, Florida 34654
Attorney for Personal Representative:
Denise A. Welter, Esquire
Attorney for Personal Representative
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
June 18, 25, 2021 21-00930P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE, GUARDIANSHIP, MENTAL HEALTH AND TRUST DIVISION
File No. 21-CP-000720
IN RE: ESTATE OF WILFREDO GINES JR. Deceased.
The administration of the estate of Wilfredo Gines Jr., deceased, whose date of death was January 20, 2021; is pending in the Circuit Court for Pasco County, Florida, Probate, Guardianship, Mental Health and Trust Division; File Number 2021-CP-000720; the mailing address of which is 38053 Live Oak Avenue, Dade City, FL 33523. 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 decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All 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 June 18, 2021.
Personal Representative:
KRISTEN L. FRANKLIN
11855 Cassandra Street
Unit 105
New Port Richey, Florida 34654
Attorney for Personal Representative:
Denise A. Welter, Esquire
Attorney for Personal Representative
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
June 18, 25, 2021 21-00930P

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 JUNE 18, 2021.

Personal Representative:
Valerie Dales
7750 Flegler Drive
Parma, Ohio 44134
Attorney for Personal Representative
TIMOTHY A. BOYKO, Esq.
E-Mail: tboyko@mngmlpa.com
Florida Bar No. 832420
MANSOUR GAVIN, LPA
6300 Rockside Road, Suite 303
Independence, OH 44131
Telephone: (216) 453-5907
June 18, 25, 2021 21-00918P

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.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 2020-CP-001754
IN RE: ESTATE OF HERBERT J. POWELL, Deceased.
The administration of the estate of Herbert J. Powell, deceased, whose date of death was November 9, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654-5598. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is June 18, 2021.
Dated this 15th day of June, 2021
Personal Representative:
Walter Scott Krystyniak
Personal Representative
92 West Sherman Road
Linwood, MI 48634
Attorney for Personal Representative:
Sabrina L. Casagrande, Esq.
Florida Bar Number: 107163
Stross Law Firm, P. A.
1801 Pepper Tree Drive
Oldsmar, FL 34677
Telephone: (813) 852-6500
Fax: (813) 852-6450
E-Mail: scasagrande@strosslaw.com
Secondary E-Mail: vadams@strosslaw.com
June 18, 25, 2021 21-00927P

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 JUNE 18, 2021.

Personal Representative:
MyLinda M. King
2904 NE Flanders
Portland, Oregon 97232
WILLIAM A. QUILLIN
3436 Longmeadow Dr.
Sarasota, Florida 34235
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
June 18, 25, 2021 21-00919P

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.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 512021CP000703CPAXWS
Division I
IN RE: ESTATE OF CHARLA S. FRANKLIN Deceased.
The administration of the estate of CHARLA S. FRANKLIN, deceased, whose date of death was February 28, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of the Court, 38053 Live Oak Ave., Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is June 18, 2021.
Personal Representative:
KRISTEN L. FRANKLIN
11855 Cassandra Street
Unit 105
New Port Richey, Florida 34654
Attorney for Personal Representative:
Denise A. Welter, Esquire
Attorney for Personal Representative
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
June 18, 25, 2021 21-00930P

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 JUNE 18, 2021.

Personal Representative:
Valerie Dales
7750 Flegler Drive
Parma, Ohio 44134
Attorney for Personal Representative
TIMOTHY A. BOYKO, Esq.
E-Mail: tboyko@mngmlpa.com
Florida Bar No. 832420
MANSOUR GAVIN, LPA
6300 Rockside Road, Suite 303
Independence, OH 44131
Telephone: (216) 453-5907
June 18, 25, 2021 21-00918P

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.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 512021CP000589CPAXES
IN RE: ESTATE OF ELEFTARIOS FOTOPoulos a/k/a ELEFTARIOS TED FOTOPoulos Deceased.
The administration of the estate of ELEFTARIOS FOTOPoulos a/k/a ELEFTARIOS TED FOTOPoulos, deceased, whose date of death was February 20, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Suite 207, Dade City, FL 33523-3805. 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 June 15, 2021.
Personal Representative:
MyLinda M. King
2904 NE Flanders
Portland, Oregon 97232
WILLIAM A. QUILLIN
3436 Longmeadow Dr.
Sarasota, Florida 34235
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
June 18, 25, 2021 21-00919P

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 JUNE 15, 2021.

Personal Representative:
MyLinda M. King
2904 NE Flanders
Portland, Oregon 97232
WILLIAM A. QUILLIN
3436 Longmeadow Dr.
Sarasota, Florida 34235
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
June 18, 25, 2021 21-00919P

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

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 2021-CP-0527
IN RE: ESTATE OF HELEN M. DALES A/K/A HELEN LINDENTHAL Deceased.
The administration of the estate of HELEN M. DALES a/k/a HELEN LINDENTHAL, deceased, whose date of death was October 25, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is June 18, 2021.
Personal Representative:
Jackie M. Harrison
191 Magnolia Drive
Memphis, Tennessee 38117
Attorney for Personal Representative:
Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road
Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com
June 18, 25, 2021 21-00920P

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 JUNE 18, 2021.

Personal Representative:
Jackie M. Harrison
191 Magnolia Drive
Memphis, Tennessee 38117
Attorney for Personal Representative:
Linda S. Faingold, Esquire
Florida Bar Number: 011542
5334 Van Dyke Road
Lutz, Florida 33558
Telephone: (813) 963-7705
Fax: (888) 673-0072
E-Mail: linda@tampabayelderlaw.com
June 18, 25, 2021 21-00920P

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.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021-CP-0787-WS
Division J
IN RE: ESTATE OF MARY JANE QUILLIN Deceased.
The administration of the estate of MARY JANE QUILLIN, deceased, whose date of death was April 2, 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's 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

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT IN AND
FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 21-CP-000892
Division Probate
IN RE: ESTATE OF
ALAN JOHN SWITAL
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 Alan John Swital, deceased, File Number 21-CP-000892 by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338 New Port Richey, FL 34656; that the decedent's date of death was March 14, 2021, that the total value of the estate is \$63,795.47, and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Ann V. Swital
10653 Pontofino Circle,
Trinity, FL 34655
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 the first publication of this Notice is June 17, 2021.

Person Giving Notice:
Mrs. Ann V Swital
Ann V. Swital, Petitioner
Attorney for Person Giving Notice
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
June 18, 25, 2021 21-00939P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No.
51-2021-CP-000353-CPAXES
IN RE: ESTATE OF
BONNER GRAY MODLIN,
aka BONNER G. MODLIN
Deceased.

The administration of the estate of BONNER GRAY MODLIN, also known as BONNER G. MODLIN, 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 38053 Live Oak Avenue, Ste 207, Dade City, Florida 33523-3805. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is Friday, June 18, 2021.

Signed on this 3rd day of March, 2021.
SUSAN M. CDTÉ
Personal Representative
4447 Virginia Drive
Orlando, Florida 32814
Mary Merrell Bailey
Attorney for Personal Representative
Florida Bar No. 541265
Your Caring Law Firm PLC
2323 Lee Road
Winter Park, Florida 32789
Telephone: (407) 622-1900
Email:
Merrell@YourCaringLawFirm.com
Secondary Email:
Janet@YourCaringLawFirm.com
June 18, 25, 2021 21-00928P

FIRST INSERTION

RE-NOTICE OF SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.
512019CA000429CAAXES

J.P. MORGAN MORTGAGE
ACQUISITION CORP.,
Plaintiff, vs.
DEBBIE A. MAHARAJ and all
unknown parties claiming by,
through, under and against the
above named Defendant who
are unknown to be dead or alive
whether said unknown are persons,
heirs, devisees, grantees, or other
claimants; UNKNOWN SPOUSE OF
DEBBIE A. MAHARAJ; RICKEY
MAHARAJ; UNKNOWN SPOUSE
RICKEY MAHARAJ; SUNTRUST
BANK; FLORIDA HOUSING
FINANCE CORP.; SUNCOAST
POINTE HOMEOWNERS
ASSOCIATION INC.; PASCO
COUNTY CLERK OF COURT;
TENANT I/UNKNOWN TENANT;
TENANT III/UNKNOWN TENANT
and TENANT IV/UNKNOWN
TENANT, in possession of the
subject real property UNKNOWN
TENANT NO. 1; UNKNOWN
TENANT NO. 2; and ALL
UNKNOWN PARTIES CLAIMING
INTERESTS BY, THROUGH,
UNDER OR AGAINST A NAMED
DEFENDANT TO THIS ACTION,
OR HAVING OR CLAIMING TO
HAVE ANY RIGHT, TITLE OR
INTEREST IN THE PROPERTY
HEREIN DESCRIBED,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated December 4, 2019 and an Order Resetting Sale dated June 8, 2021 and entered in Case No. 512019CA000429CAAXES of the Circuit Court in and for Pasco County, Florida, wherein J.P. MORGAN MORTGAGE ACQUISITION CORP. is Plaintiff and DEBBIE A. MAHARAJ and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF DEBBIE A. MAHARAJ; RICKEY MAHARAJ; UNKNOWN SPOUSE RICKEY MAHARAJ; SUNTRUST BANK; FLORIDA HOUSING FINANCE CORP.; SUNCOAST POINTE HOMEOWNERS ASSOCIATION INC.; PASCO COUNTY CLERK OF COURT; TENANT I/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT and TENANT IV/UNKNOWN TENANT.

ANT, in possession of the subject real property UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on July 13, 2021, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 4, BLOCK 1, SUNCOAST POINTE VILLAGES 2A, 2B, AND 3, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 59, PAGES 31, THROUGH 38, 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. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Court-house. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.

DATED July 14, 2021.
Fazia S. Corsbie
Florida Bar No.: 978728
Roy Diaz, Attorney of Record
Florida Bar No. 767700
Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
499 NW 70th Ave., Suite 309
Fort Lauderdale, FL 33317
Telephone: (954) 564-0071
Facsimile: (954) 564-9252
Service E-mail:
answers@dallegal.com
1460-175353 / BJB
June 18, 25, 2021 21-00907P

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT FOR THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
CIVIL DIVISION
Case No.:

2019CC002079CCAXWS
FAIRWAY HOMES AT MEADOW
OAKS HOMEOWNERS
ASSOCIATION, INC., A Florida
non-profit corporation,
Plaintiff, vs.
DENISE KELLO, and VICTOR
KELLO,
Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Amended Final Judgment of Foreclosure entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, Case No. 19-CC-2079-WS, the Clerk of the Court, Pasco County, shall sell the property situated in said county, described as:

LOT 12, BLOCK Q, MEADOW OAKS PARCEL I & !, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 36, PAGES 6 THROUGH 10, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA

at public sale, to the highest and best bidder for cash at 11:00 a.m. on September 7, 2021. The sale shall be conducted online at http://www.pasco.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the notice, must file a claim within 60 days after the sale.

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. 2013CA004225
WESLEY POINTE
HOMEOWNERS' ASSOCIATION,
INC., A FLORIDA NOT FOR
PROFIT CORPORATION,
PLAINTIFF, V.
LISA SAPP,
DEFENDANT.

NOTICE IS HEREBY GIVEN pursuant to an Final Judgment of Foreclosure dated June 10, 2021 entered in Case No. 2013CA004225 of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein WESLEY POINTE HOMEOWNERS' ASSOCIATION, INC., is the Plaintiff, and LISA SAPP is the Defendant, Nikki Alvarez-Sowles, Clerk of Court of Pasco County, will sell to the highest and best bidder for cash online via the internet at http://www.pasco.realforeclose.com at 11:00 AM, on the 3rd day of August, 2021 the following described property as set forth in said Final Judgment:

Lot 40, WESLEY POINTE, PHASES 2 AND 3, according to the Plat thereof, as recorded in Plat Book 38, Pages 27-29, of the Public Records of Pasco County, Florida.
A/K/A 28603 SEASHELL

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CASE NO.:

2019CA001806CAAXWS
U.S. BANK NATIONAL
ASSOCIATION, AS INDENTURE
TRUSTEE, FOR THE CIM TRUST
2016-1, MORTGAGE-BACKED
NOTES, SERIES 2016-1,
Plaintiff, vs.
NANCY BENNETT; et al.,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on December 1, 2020 in Civil Case No. 2019CA001806CAAXWS, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE, FOR THE CIM TRUST 2016-1, MORTGAGE-BACKED NOTES, SERIES 2016-1 is the Plaintiff, and NANCY BENNETT; HOUSEHOLD FINANCE CORPORATION III; TARGET NATIONAL BANK/TARGET VISA, A CORPORATION; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco.realforeclose.com on July 8, 2021 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to-wit:
LOT 33, FORESTWOOD, UNIT SIX, ACCORDING TO THE

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

Dated this 14th day of June, 2021.
28059 U.S. Highway 19 North,
Suite 301
Clearwater, Florida 33761
Telephone: (727)475-5535
Facsimile: (727)723-1131
For Electronic Service:
Pleadings@RabinParker.com
Counsel for Plaintiff
/s/ Michael J. Restrepo
By:
Monique E. Parker,
Florida Bar No. 0669210
Bennett L. Rabin,
Florida Bar No. 0394580
Adam C. Gurley,
Florida Bar No. 0112519
William W. Huffman,
Florida Bar No. 0031084
Michael J. Restrepo,
Florida Bar No.: 1024241
10471-006
June 18, 25, 2021 21-00912P

COURT, WESLEY CHAPEL,
FLORIDA 33544
Parcel No.: 06-26-20-0070-
00000-0400

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the notice must file a claim within sixty (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 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: June 16, 2021
s/ Marielle Westerman, Esq.
Florida Bar No. 13244
Westerman Law, PLLC
970 Lake Carillon Dr., Ste. 300
St. Petersburg, FL 33716
June 18, 25, 2021 21-00942P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2021CP000974
IN RE: ESTATE OF
PHILLIP EDWARD FRANCO
Deceased.

The administration of the estate of PHILLIP EDWARD FRANCO, deceased, whose date of death was March 31, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 5021 Waterside Dr, Port Richey, FL 34668. 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 June 18, 2021.

Personal Representative:
Albert Stickley, III Esq
737 S. Indiana Ave
Englewood, Florida 34223
Albert Stickley, III Attorney
Florida Bar Number: 51605 737 S.
Indiana Avenue, Suite A Englewood,
Florida 34223
Telephone: (941) 474-5506
Fax: (941) 474-5507
E-Mail: aj@stickleylaw.com
Secondary E-Mail:
Staff@stickleylaw.com
June 18, 25, 2021 21-00929P

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT FOR
PASCO COUNTY, FLORIDA
CIVIL DIVISION

Case No. 2020CC003502CCAXWS
SENATE MANOR
HOMEOWNERS ASSOCIATION,
INC., a Florida corporation,
Plaintiff, v.
DELORSE F. BIBY a/k/a
DELORES F. BIBY, and any and
all UNKNOWN PERSON(S) in
possession,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment of Foreclosure dated June 9, 2021, and entered in Case No. 2020CC003502CCAXWS of the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein SENATE MANOR HOMEOWNERS ASSOCIATION, INC., a Florida corporation, is the Plaintiff and DELORSE F. BIBY a/k/a DELORES F. BIBY, and any and all UNKNOWN PERSON(S) in possession are the Defendants, the Clerk of said Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com at 11:00 a.m., on July 20, 2021, the following described property as set forth in said Final Judgment, to-wit:

Leasehold interest in Lot No. 282 of SENATE MANOR HOMEOWNERS ASSOCIATION, INC., a Florida, situated on the following described real property, to-wit:

Unit 282, of SENATE MANOR MOBILE HOME PARK, A CO-OPERATIVE, according to Exhibit "A" (Plot Plan) of the Master Form Proprietary Lease recorded in O. R. Book 1661, Pages 790 through 812, as amended in O.R. Book 1672, Page 863 and in O.R. Book 1988, Page 351, and that certain Memorandum of Proprietary Lease recorded on December 15, 1987, in O.R. Book 1665, Page 206, as assigned by that certain Assignment of Proprietary Lease recorded on October 19, 2018, in O.R. Book 9805, Page 1861, all of the Public Records of Pasco County, Florida, commonly known as Lot 282, 10803 Freedom Drive, Port Richey, Florida, 34668.
Parcel Identification # 16-25-16-003A-00000-2820
TOGETHER WITH any eq-

uity owned in said unit or any assets of SENATE MANOR HOMEOWNERS ASSOCIATION, INC., and including Stock Certificate Number 282A, representing one (1) share in SENATE MANOR HOMEOWNERS ASSOCIATION, INC., and any other incident of ownership arising therefrom, including one (1) 1977 SHER mobile home, VIN numbers 13001357A and 13001357B, Title numbers 14279151 and 14279150, and Real Property Decal numbers 12648364 and 12648366, with all attachments, additions, furniture, fixtures, air conditioning/heating units attached to or made a part of the mobile home now owned or hereafter at any time made or acquired, together with all rights and privileges appurtenant thereto.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (voice) in New Port Richey; (352) 521-4274, ext 8110 (voice) 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.

Jonathan James Damonte, B.C.S.
Florida Bar #299758
Jonathan James Damonte, Chartered
12110 Seminole Blvd.
Largo, FL 33778
Telephone: (727) 586-2889
Telecopier: (727) 581-0922
jdamonte@damontelaw.com
pleadings@damontelaw.com
Attorney for Plaintiff
June 18, 25, 2021 21-00908P

OFFICIAL
COURTHOUSE
WEBSITES:

MANATEE COUNTY:

manateeclerk.com

SARASOTA COUNTY:

sarasotaclerk.com

CHARLOTTE COUNTY:

charlotte.realforeclose.com

LEE COUNTY:

leeclerk.org

COLLIER COUNTY:

collierclerk.com

HILLSBOROUGH COUNTY:

hillsclerk.com

PASCO COUNTY:

pasco.realforeclose.com

PINELLAS COUNTY:

pinellasclerk.org

POLK COUNTY:

polkcountyclerk.net

ORANGE COUNTY:

myorangeclerk.com

Check out your notices on: floridapublicnotices.com

Business
Observer

LV10256

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE 6th JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO: 20-CC-001484
VERANDAH TOWNHOMES HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation,
Plaintiff, vs.
ANDREA RENE BOHL;
UNKNOWN SPOUSE OF ANDREA RENE BOHL; AND UNKNOWN TENANT(S),
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Nikki Alvarez-Sowles, will sell all the property situated in Pasco County, Florida described as:
 Lot 114 of VERANDAH TOWNHOMES, according to the Plat thereof as recorded in Plat Book 63, Page 110, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid. Property Address: 11925 Greengate Drive, Hudson, FL 34669

at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on July 15, 2021

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDG-

MENT.
 IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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

MANKIN LAW GROUP
 By BRANDON K. MULLIS, ESQ.
 Attorney for Plaintiff
 E-Mail: Service@MankinLawGroup.com
 2535 Landmark Drive, Suite 212
 Clearwater, FL 33761
 (727) 725-0559
 FBN: 23217
 June 18, 25, 2021 21-00911P

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO. 2018CA001880CAAXWS
WELLS FARGO BANK, N.A
Plaintiff, v.
THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF RICHARD THEODORE FREED A/K/A RICHARD FREED, DECEASED; JEFFREY FREED AS PERSONAL REPRESENTATIVE OF THE ESTATE OF RICHARD THEODORE FREED A/K/A RICHARD FREED, DECEASED ; JEFFREY FREED; DOUGLAS FREED; UNKNOWN TENANT 1; UNKNOWN TENANT 2; COMPLETE PROPERTY SERVICES; GULF ISLAND CONDOMINIUM OWNERS' ASSOCIATION, INC.; PIPER FIRE PROTECTION, INC; ALI SLIMI
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on March 12, 2020, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:
 UNIT 801, GULF ISLAND BEACH AND TENNIS CLUB I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, RECORDED IN O.R. BOOK 1381, PAGE 932, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; TOGETHER WITH AN UNDIVIDED SHARE IN

THE COMMON ELEMENTS APPURTENANT THERETO AND ANY AMENDMENTS.
 a/k/a 6035 SEA RANCH DR UNIT 801, HUDSON, FL 34667-1583

at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on July 15, 2021 beginning at 11:00 AM.

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

Dated at St. Petersburg, Florida this 14 day of June, 2021.
 eXL Legal, PLLC
 Designated Email Address: efiling@exlegal.com
 12425 28th Street North, Suite 200
 St. Petersburg, FL 33716
 Telephone No. (727) 536-4911
 Attorney for the Plaintiff
 Anna Judd Rosenberg
 FL Bar: 101551
 1000000844
 June 18, 25, 2021 21-00931P

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA.
CASE No. 2012CA005059CAAXWS
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
PLAINTIFF, VS.
PAMELA W. BENNETTI A/K/A PAMELA BENNETTI, ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated April 8, 2021 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on July 8, 2021, at 11:00 AM, at www.pasco.realforeclose.com for the following described property:
 Lot 309, unrecorded plat of LAKE PADGETT ESTATES EAST, Pasco County, Florida, being further described as follows: Begin 635.26 feet North and 887.46 feet East of the Southwest corner of the Northwest ¼ of the Northwest ¼ of Section 20, Township 26, South, Range 19 East; thence run on an arc to the right 91.08 feet, chord 90.86 feet, chord bearing South 81 degrees 10' 49" West; thence North 00 degrees 46' 20" West 131.50 feet, thence South 89 degrees 06' 53" East, 90.00 feet; thence South 00 degrees 46' 20" East, 116.17 feet to the Point of Beginning.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the

lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

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

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.
 Tromberg, Morris & Poulin, PLLC
 Attorney for Plaintiff
 1515 South Federal Highway, Suite 100
 Boca Raton, FL 33432
 Telephone #: 561-338-4101
 Fax #: 561-338-4077
 Email: eservice@tmppllc.com
 By: Princy Valiathodathil, Esq.
 FBN 70971
 Our Case #: 17-001490-FIHST-FNMA
 June 18, 25, 2021 21-00914P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO. 2021-CA-001062
Sleepy Hollow Mobile Estates, Inc., a Florida not-for-profit corporation,
Plaintiff, v.
Debbie L. Carrier, Lisa M. Jacobson, et al,
Defendants.

TO the following Defendant(s):
 Lisa M. Jacobson
 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" (Plat 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: S111896 and on or before 30 days from the first date of publication of this Notice on or before July 19, 2021 you are required to serve a copy of your written defenses, if any, on Jonathan P. Whitney, Esq., Plaintiff's 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 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 each week for two consecutive weeks in the Business Observer.

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.

WITNESS my hand and the seal of this Court on this 15 day of June, 2021.

NIKKI ALVAREZ-SOWLES, Esq.
 Clerk of the Circuit Court
 By: Kelly Jeanne Symons
 Deputy Clerk
 Jonathan P. Whitney, Esq.
 Lutz, Bobo & Telfair, P.A.
 Two North Tamiami Trail,
 Suite 500
 Sarasota, Florida 34236
jwhitney@lutzbob.com
 June 18, 25, 2021 21-00910P

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. 2021CA000402CAAXWS
CITIGROUP MORTGAGE LOAN TRUST, INC. 2006-HE3,
ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-HE3, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PETER LEOPOLD, DECEASED. et. al.
Defendant(s),

TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PETER LEOPOLD, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

TO: KALLEOPOLD whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
 LOTS 3, 4 AND THE NORTH 1/2 OF LOT 5, BLOCK 1, RICHEY LAKES UNIT ONE, ACCORD-

ING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 100, 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 counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 7-19-21/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 at Pasco County, Florida, this 10 day of June, 2021.

CLERK OF THE CIRCUIT COURT
 BY: /s/ Cynthia Ferdon-Gaede
 DEPUTY CLERK
 ROBERTSON, ANSCHUTZ,
 AND SCHNEID, PL
 ATTORNEY FOR PLAINTIFF
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: mail@rasflaw.com
 20-077849 - JaO
 June 18, 25, 2021 21-00913P

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
 CIVIL ACTION
CASE NO. 18-CA-2436-WS
REGIONS BANK, successor by merger with AmSouth Bank,
Plaintiff, v.
JUDITH M. CONNORS, MARTIN W. MILLER, TENANT #1 n/k/a Corrine Carroll, and TENANT #2 n/k/a Lori Ann Carroll, representing tenants in possession, THE ESTATE OF MARTIN W. MILLER, and UNKNOWN HEIRS, UNKNOWN BENEFICIARIES, and UNKNOWN PARTIES, of Martin W. Miller, deceased, including if defendants are deceased, any unknown heirs, devisees, grantees, creditors, and all other parties claiming by, through, under or against defendant, and the several and respective unknown assigns, successors in interest, trustees or other persons claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants.

Notice is hereby given that, pursuant to a Uniform Final Judgment of Foreclosure, entered in the above-styled cause on October 21, 2020, and Order Granting Plaintiff's Motion to Reschedule Judicial Foreclosure Sale, entered in the above-styled cause on May 27, 2021, in the Circuit Court of Pasco County, Florida, NIKKI ALVAREZ-SOWLES, ESQ., Pasco County Clerk & Comptroller, will sell the property situated in Pasco County, Florida, described as:
 Description of Mortgaged Property

Lot 237, ORANGEWOOD VILLAGE, UNIT 5, according to the map or plat thereof, as recorded in Plat Book 8, Page 29, of the Public Records of Pasco County, Florida. Property Address: 4930 Fruitwood Loop, Holiday, Florida 34690.

at a Public Sale, the Clerk shall sell the property to the highest bidder, for cash, except as set forth hereinafter, on July 13, 2021, at 11:00 a.m. at www.pasco.realforeclose.com, in accordance with Chapter 45 and Chapter 702, Florida Statutes. Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner, as of the date of the Lis Pendens, must file a claim before the clerk reports the surplus as unclaimed.

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: June 8, 2021.
 By: /s/ Starlett M. Massey
 Starlett M. Massey
 Florida Bar No. 44638
 Jennifer L. Coddling
 Florida Bar No. 87227
 Massey Law Group, P.A.
 P.O. Box 262
 St. Petersburg, Florida 33731-0262
 (813) 868-5601 (Tel)
smassey@masseylawgroup.com
service@masseylawgroup.com
 Attorneys for Regions Bank
 June 18, 25, 2021 21-00941P

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT FOR THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
 CIVIL DIVISION
CASE NO.: 2020CA001738CAAXES
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1,
Plaintiff, vs.
STEVEN E. SOULE A/K/A STEVEN SOULE; UNKNOWN SPOUSE OF STEVEN E. SOULE A/K/A STEVEN SOULE; PASCO COUNTY, FLORIDA,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated June 10, 2021, and entered in Case No. 2020CA001738CAAXES of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1, is Plaintiff and STEVEN E. SOULE A/K/A STEVEN SOULE; UNKNOWN SPOUSE OF STEVEN E. SOULE A/K/A STEVEN SOULE; PASCO COUNTY, FLORIDA, are Defendants, the Office of the Clerk, Pasco County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.pasco.realforeclose.com at 11:00 a.m. on the 9th day of August, 2021, the following described property as set forth in said Final Judgment, to wit:

THE WEST 262.13 FEET OF THE EAST 524.26 FEET OF THE SOUTH 1/2 OF THE SOUTH 1/4 OF THE NW 1/4 OF THE NW 1/4 SECTION 22, TOWNSHIP 26 SOUTH, RANGE 21 EAST, SUBJECT TO AN EASEMENT FOR IN-

GRESS AND EGRESS OVER AND ACROSS THE NORTH 15.0 FEET THEREOF ALL LYING AND BEING IN PASCO COUNTY, FLORIDA.

Property Address: 37134 Kinsman Drive, Zephyrhills, Florida 33541
 and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

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

Dated 06/15/2021
 McCabe, Weisberg & Conway, LLC.
 By: /s/ Robert A. McLain
 Robert A. McLain, Esq.
 FL Bar No. 195121
 McCabe, Weisberg & Conway, LLC
 3222 Commerce Place, Suite A
 West Palm Beach, Florida, 33407
 Telephone: (561) 713-1400
 Email: FLpleadings@mwc-law.com
 File No: 13-400282
 June 18, 25, 2021 21-00932P

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.:
51-2019-CA-001018-CAAX-WS
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
EDWARD GODFREY A/K/A EDWARD G. GODFREY; REGINA JENULEWICZ A/K/A REGINA M. JENULEWICZ; UNKNOWN SPOUSE OF EDWARD GODFREY A/K/A EDWARD G. GODFREY; UNKNOWN SPOUSE OF REGINA JENULEWICZ A/K/A REGINA M. JENULEWICZ; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 8th day of June 2021, and entered in Case No. 51-2019-CA-001018-CAAX-WS, of the Circuit Court of the 6TH Judicial Circuit in and for PASCO County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and EDWARD GODFREY A/K/A EDWARD G. GODFREY; REGINA JENULEWICZ A/K/A REGINA M. JENULEWICZ; UNKNOWN SPOUSE OF EDWARD GODFREY A/K/A EDWARD G. GODFREY; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. NIKKI ALVAREZ-SOWLES, ESQ as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash on the 20th day of July 2021, at 11:00 AM on PASCO County's Public Auction website: www.pasco.realforeclose.com, pursuant to judgment or order of the Court, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOT 119, DEER PARK UNIT ONE -B , ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGES 108, 109 AND 110, OF

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

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

Dated this 16 day of June, 2021.
 By: /s/ Shane Fuller
 Shane Fuller, Esq.
 Bar Number: 100230

Submitted by:
 Choice Legal Group, P.A.
 P.O. Box 771270
 Coral Springs, FL 33077
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE
 PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@clegalgroup.com
 19-00717
 June 18, 25, 2021 21-00940P

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA Case No.: 2021CA000529CAAXES U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRST BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 19 95-3, Plaintiff, v.

ANN BETZ; UNKNOWN SPOUSE OF ANN BETZ; WILLIAM BETZ; UNKNOWN SPOUSE OF WILLIAM BETZ; WILMER MCMANIGLE, JR.; UNKNOWN SPOUSE OF WILMER MCMANIGLE, JR.; THE CLERK OF THE 6TH JUDICIAL CIRCUIT FOR PASCO COUNTY, FLORIDA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT#1; UNKNOWN TENANT#2, Defendants.

To the following Defendant(s): ANN BETZ (LKA) 5806 Excel St. Zephyrhills, FL 33542 UNKNOWN SPOUSE OF ANN BETZ (RESIDENCE UNKNOWN) UNKNOWN SPOUSE OF WILLIAM BETZ (RESIDENCE UNKNOWN) YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

THAT PART OF THE WEST 165 FEET OF THE EAST 330 FEET OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 LYING NORTH OF STATE ROAD #52, MORE PARTICULARLY DESCRIBED AS: BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE ABOVE DESCRIBED LAND AND THE NORTH RIGHT-OF-WAY LINE OF STATE ROAD #52, THENCE RUNNING NORTH

142 FEET, THENCE EAST 81 FEET, THENCE SOUTH TO NORTH RIGHT-OF-WAY LINE OF STATE ROAD #52, THENCE SOUTHWESTERLY ON THE STATE ROAD RIGHT-OF-WAY, 92 FEET MORE OR LESS TO THE POINT OF BEGINNING. ALL BEING IN SECTION 4, TOWNSHIP 25 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA.

TOGETHER WITH THAT CERTAIN 1995 69 X 28 5B68B HOME, SERIAL NUMBER PH069158ABFL, a/k/a 36155 State Road 52 West, Dade City, FL 33525

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before 7/19/21, a date which is within thirty (30) days after the first publication of this Notice in Business Observer 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 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.

WITNESS my hand and the seal of this Court this 15th day of June, 2021.

As Clerk of the Court
Nikki Alvarez-Sowles, Esq.
By: Kelly Jeanne Symons
As Deputy Clerk

June 18, 25, 2021 21-00909P

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-21-CP-910-WS Division J IN RE: ESTATE OF REYES BELEN VELEZ 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 Reyes Belen Velez, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little

Road, New Port Richey, Florida 34654; that the decedent's date of death was March 27, 2021; that the total value of the estate is \$32,787.03 and that the names and addresses of those to whom it has been assigned by such order are: NAME ADDRESS Myra Victoria Velez 9311 Mansard Lane Port Richey, FL 34668 Luisa Y. Velez 1606 Barcelona Way Weston, FL 33327 Robert L. Acevedo 15101 Crump Landing Green Chesterfield, VA 23832 John C. Acevedo PO Box 3501 Aguadilla, Puerto Rico 00605

Cynthia M. Acevedo 9847 Copper Ranch Trail Richmond, TX 77406 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 June 11, 2021.

Person Giving Notice: Myra Victoria Velez 9311 Mansard Lane Port Richey, Florida 34668 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, samantha@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 June 11, 18, 2021 21-00894P

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on June 28, 2021, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25856, 4080 Mariner Blvd, Spring Hill, FL 34609, (352) 204-9059

Time: 10:00 AM Sale to be held at www.storagetreasures.com. 0A134 - Vanic, Patricia; 0A160 - Popovich, George; 0A167 - Popovich, George; 0A207 - Blount, Shabhan; 0A220 - Jackson, Hazel; 0B001 - Popovich, George; 0B002 - Popovich, George; 0B007 - Popovich, George; 0B105 - ciago, Brianna; 0B107 - Wainright, Benjamin; 0B113 - Gaudig, Bryan; 0B117 - Hopkins, Korie; 0C001 - Popovich, George; 0C013 - Harrington, Matthew; 0C046 - Young, Mark; 0D001 - Popovich, George; 0D010 - Jones, Stephen; 0E026 - Goodwin, Teri; 0E028 - Carr, Linda; 0E190 - Jewtra, Cindy

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059

Time: 10:15 AM Sale to be held at www.storagetreasures.com. 1003 - Gray, Destinie; 1030 - Maldonado, Eleyson; 1158 - Minges, Selena; 1226 - Cunningham, Cody; 2232 - Cullari, Carlos; 2246 - Thomas, Lonnie; 2263 - Borges, Robert; 3014 - Randall, Anne; 3059 - Christophers, Irene; 3071 - Mcclaskey, Joshua; 3098 - Dudley, Antonio; 3189 - Champagne, Debra; 3353 - Poelvoorde, Ashley

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429

Time: 10:30 AM Sale to be held at www.storagetreasures.com. A0001 - Zatarain, Jon; A0016 - Veal, Jennifer; A0056 - Taylor, Paul; D0008 - Kensler, Mallory; E1140 - Veal, Jennifer; E2201 - Wayman, Toni; E2203 - Wootten, Kelly; E2319 - Smith, David; E2333 - Hadziutko, Diana; E2340 - Hackney, Taysia

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

Time: 10:45 AM Sale to be held at www.storagetreasures.com. 2014 - Castillo, Remon; 3010 - Hazelwood, Ashley; 3021 - Mathis, Chad; 3087 - Worsham, Larry; 3167 - Press, Benjamin; 3525 - Steczo, Kelley; 4085 - Burge, Jessica; 4143 - Colvin, Rebecca; 4372 - White, Clayton; 4378 - Luquette, Amy; 4409 - Twardzik, Paul; 4665 - Cartwright, Sandy

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392

Time: 11:00 AM Sale to be held at www.storagetreasures.com. 2017 - Wilkinson, Shaun

PUBLIC STORAGE # 26595, 2262 US Highway 19, Holiday, FL 34691, (727) 605-0911

Time: 11:15 AM Sale to be held at www.storagetreasures.com. 156 - Hogan, Belinda; 194 - Chyben, John; 229 - anders, chelsea; 245 - blanch, Kenneth; 334 - Foster, Cody; 397 - Dobrzynski, Jessica; 402 - Vitello, Steven; 516 - Howard, Damien; 526 - Myles, Temika; 578 - Anderson, Brian; 597 - Torres De Jesus, Francis; 610 - Myers, Gerry

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Orangeco, Inc., 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

June 11, 18, 2021

21-00872P

NOTICE OF PUBLIC SALE:

NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on June 29, 2021, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line June 18, 2021, at 6:00am and ending June 29, 2021, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
Austin Taylor	246
June 11, 18, 2021	21-00900P

SECOND INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on July 2, 2021 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 1985 FRAN travel trailer bearing vehicle identification number 10FBA02S0F1015586 and all personal items located inside the vessel. Last Owner: Christine M. Foreman, All Unknown Parties, Beneficiaries, Heirs Successors, and Assigns of Christine M. Foreman. Sale to be held at: Sweetwater RV Resort, 37647 Chancey Road, Zephyrhills, Florida 33541, 813-783-3477. June 11, 18, 2021 21-00881P

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

CALL 941-906-9386 and select the appropriate County name from the menu option

OR E-MAIL: legal@businessobserverfl.com

Business Observer



SAVE TIME

E-mail your Legal Notice legal@businessobserverfl.com

OFFICIAL **COURTHOUSE** WEBSITES:

MANATEE COUNTY: manateeclerk.com | SARASOTA COUNTY: sarasotaclerk.com

CHARLOTTE COUNTY: charlotte.realforeclose.com | LEE COUNTY: leeclerk.org

COLLIER COUNTY: collierclerk.com | HILLSBOROUGH COUNTY: hillsclerk.com

PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.net | ORANGE COUNTY: myorangeclerk.com

Check out your notices on: www.floridapublicnotices.com

Business Observer

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021-CP-000454CPAXES
IN RE: ESTATE OF
MAY RAILTON JOHNSON,
also known as MAY R. JOHNSON,
Deceased.

The administration of the estate of MAY RAILTON JOHNSON, also known as MAY R. JOHNSON, deceased, whose date of death was September 30, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is Attn: Probate, Dade City, FL 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: June 11, 2021.

Kristin Ann Godwin
Personal Representative
456 Sweetleaf Lane
Tallahassee, FL 32303-7200
Jeffrey S. Goethe
Attorney for Personal Representative
Florida Bar No. 0861420
3119 Manatee Avenue West
Bradenton, FL 34205
Telephone: (941) 741-8224
Email: jgoethe@barneswalker.com
Secondary Email:
rbattle@barneswalker.com
June 11, 18, 2021 21-00868P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY,
FLORIDA
PROBATE DIVISION
File No. 51-21-CP-0849-WS
IN RE: ESTATE OF
MICHAEL LEE JORDAN,
Deceased.

The administration of the estate of Michael Lee Jordan, deceased, whose date of death was April 5, 2021, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS JUNE 11, 2021.

Personal Representative:
Donna Jordan
5548 Frances Avenue
New Port Richey, FL 34653
Attorney for Personal Representative:
David C. Gilmore, Esq.
11169 Trinity Blvd.
Trinity, FL 34655
dgc@davidgilmorelaw.com
karen@davidgilmorelaw.com
(727) 849-2296
FBN 323111
June 11, 18, 2021 21-00868P

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO. 2020-CC-003937-ES
OAK GROVE P.U.D.
HOMEOWNERS ASSOCIATION,
INC.

Plaintiff, vs.
DUSTIN SPRATT, UNKNOWN TENANT #1, UNKNOWN TENANT #2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN,
Defendants.

Notice is hereby given that pursuant to an Order of a Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Pasco County, Florida, described as:

Lot 10, OAK GROVE, PHASES 4A, according to the plat thereof as recorded in Plat Book 45, Page 16, of the Public Records of Pasco County, Florida.

at public sale, to the highest and best bidder for cash, at www.pasco.realforeclose.com at 10:00 a.m., on the 6th day of July, 2021.

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

DATED this 7th day of June, 2021.
FRISCIA & ROSS, P.A.
Brenton J. Ross, Esquire
Florida Bar #0012798
5550 W. Executive Drive, Suite 250
Tampa, Florida 33609
(813) 286-0888 / (813) 286-0111 (FAX)
Attorneys for Plaintiff
June 11, 18, 2021 21-00884P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 21-CP-000593
Section I
IN RE: ESTATE OF
ARTHUR L. LANDRY,
Deceased.

The name of the decedent, the designation of the court in which the administration of this estate is pending, and the file number are indicated above. The address of the Court is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are indicated below.

If you have been served with a copy of this notice and you have any claim or demand against the decedent's estate, even if that claim is unmaturing, contingent or unliquidated, you must file your claim with the court ON OR BEFORE THE LATER OF A DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER YOU RECEIVE A COPY OF THIS NOTICE.

All other creditors of the decedent and other persons who have claims or demands against the decedent's estate, including unmaturing, contingent or unliquidated claims, must file their claims with the court ON OR BEFORE THE DATE THAT IS 3 MONTHS AFTER THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. EVEN IF A CLAIM IS NOT BARRED BY THE LIMITATIONS DESCRIBED ABOVE, ALL CLAIMS WHICH HAVE NOT BEEN FILED WILL BE BARRED TWO YEARS AFTER DECEDENT'S DEATH.

The date of death of the decedent is Arthur L. Landry. The date of first publication of this Notice is: June 11, 2021.

Personal Representative:
Marceline F. Landry
122 Locust St.
Danvers, MA 01923
Attorney for Personal Representative:
Kevin Hernandez, Esquire
FBN 0132179
SPN 02602269
The Hernandez Law Firm, P.A.
28059 U.S. Highway 19 N, Suite 101
Clearwater, FL 33761
Telephone: (727) 712-1710
Secondary email:
jm@thehernandezlaw.com
Secondary email:
david@thehernandezlaw.com
June 11, 18, 2021 21-00891P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2021CP815WS
IN RE: ESTATE OF
JOAN M. MANULI/
aka JOAN KOLLAR MANULI
Deceased.

The administration of the estate of JOAN M. MANULI, also known as JOAN KOLLAR MANULI, deceased, whose date of death was May 10, 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: June 11, 2021.

Signed on this 12 day of May, 2021.
PHYLLIS ANN BURDICK
Personal Representative
520 Sweet Birch Park Lane
Black Mountain, NC 28711
Wayne R. Coulter
Attorney for Personal Representative
Florida Bar No. 114585
Delzer, Coulter & Bell, P.A.
7920 U.S. Highway 19
Port Richey, FL 34668
Telephone: (727) 848-3404
Email: info@delzercoulter.com
June 11, 18, 2021 21-00892P

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO. 51-2020-CC-2558-ES
OAK GROVE P.U.D.
HOMEOWNERS ASSOCIATION,
INC.

Plaintiff, vs.
CHARLES L. BROWN, JR., UNKNOWN TENANT #1, UNKNOWN TENANT #2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN,
Defendants.

Notice is hereby given that pursuant to an Order of a Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Pasco County, Florida, described as:

Lot 61, of OAK GROVE, PHASE 3, according to the plat thereof as recorded in Plat Book 40, Page 111, of the Public Records of Pasco County, Florida.

at public sale, to the highest and best bidder for cash, at www.pasco.realforeclose.com at 10:00 a.m., on the 6th day of July, 2021.

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

DATED this 7th day of June, 2021.
FRISCIA & ROSS, P.A.
Brenton J. Ross, Esquire
Florida Bar #0012798
5550 W. Executive Drive, Suite 250
Tampa, Florida 33609
(813) 286-0888 / (813) 286-0111 (FAX)
Attorneys for Plaintiff
June 11, 18, 2021 21-00883P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP000662CPAXES
IN RE: ESTATE OF
PHILOMENA CIRILLO
Deceased.

The administration of the estate of PHILOMENA CIRILLO, deceased, whose date of death was January 22, 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, 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 June 11, 2021.

Personal Representative:
MARY L. SHEVLIN
25938 Risen Star Drive
Wesley Chapel, Florida 33544
Attorney for Personal Representative:
CYNTHIA I. WAISMAN, ESQ.
CYNTHIA I. WAISMAN, P.A.
Attorney for Petitioner
Florida Bar No: 0169986
5406 Hoover Blvd., Unit 11
Tampa, FL 33634
Telephone: (813) 279-6180
Fax: (813) 890-3461
June 11, 18, 2021 21-00871P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY,
FLORIDA
PROBATE DIVISION
File No. 51-21-CP-713-WS
IN RE: ESTATE OF
CATHERINE A. SHAW AKA
CATHERINE AGNES SHAW
Deceased.

The administration of the estate of Catherine A. Shaw aka Catherine Agnes Shaw, deceased, whose date of death was October 10, 2019, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS JUNE 11, 2021.

Personal Representative:
Mary Frances Lombardi
78 Lydall Road
Newington, CT 06111
Attorney for Personal Representative:
David C. Gilmore, Esq.
11169 Trinity Blvd.
Trinity, FL 34655
dgc@davidgilmorelaw.com
karen@davidgilmorelaw.com
(727) 849-2296
FBN 323111
June 11, 18, 2021 21-00867P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 21-CP-789 WS
IN RE: ESTATE OF
MATTIE LEE MURRAY,
Deceased.

The administration of the estate of MATTIE LEE MURRAY, deceased, whose date of death was July 9, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: June 11, 2021.

KIMBERLY MURRAY
Personal Representative
9950 Lake Drive
New Port Richey, FL 35654
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B.
Tampa, FL 33612
Telephone: (813)265-0100
Email: rhines@hnh-law.com
Secondary Email:
mmerkel@hnh-law.com
June 11, 18, 2021 21-00893P

SECOND INSERTION

NOTICE TO CREDITORS
(Intestate)
IN THE CIRCUIT COURT FOR
THE SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
PROBATE DIVISION
CASE NO:
512021CP000844CPAXWS
IN RE: ESTATE OF
EDWARD DONALD RUTH,
Decedent.

The administration of the Estate of EDWARD DONALD RUTH, Decedent, whose date of death was February 26, 2021; Case Number 512021CP-000844CPAXWS is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, FL 34656-0338. The name and address of the Personal Representative are Susan Ruth, 4943 Filner Street, New Port Richey, FL 34652, and the name and address of the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate, including unmaturing, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and persons having claims or demands against the Decedent's Estate, including unmaturing, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this Notice is June 11, 2021.

Personal Representative:
Milton Birnbaum
6021 3rd Avenue
New Port Richey, Florida 34653
Attorney for Personal Representative:
/s/ Richard A. Venditti
Richard A. Venditti, Esquire
Florida Bar Number: 280550
500 East Tarpon Avenue
Tarpon Springs, FL 34689
Telephone: (727) 937-3111
Fax: (727) 938-9575
E-Mail: Richard@tarponlaw.com
Secondary E-Mail:
pcardinal@tarponlaw.com
June 11, 18, 2021 21-00865P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-21-CP-501-WS
Division I
IN RE: ESTATE OF
ANDREA LEE WINDHAM
Deceased.

The administration of the estate of Andrea Lee Windham, deceased, whose date of death was January 28, 2021, 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 June 11, 2021.

Personal Representative:
Sherry E. Coomes
1275 Northcliff Trace
Roswell, GA 30076
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
June 11, 18, 2021 21-00890P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 21-CP-774-WS
Division I
IN RE: ESTATE OF
ROBERT JOSEPH POALETTA,
A/K/A ROBERT J. POALETTA
Deceased.

The administration of the estate of Robert Joseph Poaletta, a/k/a Robert J. Poaletta, deceased, whose date of death was August 28, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, New Port Richey, 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 June 11, 2021.

Personal Representative:
Milton Birnbaum
6021 3rd Avenue
New Port Richey, Florida 34653
Attorney for Personal Representative:
/s/ Richard A. Venditti
Richard A. Venditti, Esquire
Florida Bar Number: 280550
500 East Tarpon Avenue
Tarpon Springs, FL 34689
Telephone: (727) 937-3111
Fax: (727) 938-9575
E-Mail: Richard@tarponlaw.com
Secondary E-Mail:
pcardinal@tarponlaw.com
June 11, 18, 2021 21-00870P

SECOND INSERTION

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

CIVIL ACTION
CASE NO.: 51-2020-CA-002833
AMERICAN ADVISORS GROUP,
Plaintiff, vs.
THE UNKNOWN HEIRS,
DEVISEES, GRANTEEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, OR
OTHER CLAIMANTS CLAIMING
BY, THROUGH, UNDER, OR
AGAINST, FELIX MORELL
A/K/A FELIX LUIS MORRELL,
DECEASED, et al,
Defendant(s).

To: THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, FELIX MORELL A/K/A FELIX LUIS MORRELL, DECEASED
Last Known Address: Unknown
Current Address: Unknown
THE UNKNOWN HEIRS OF ANTONIO GIBOYEAUX, DECEASED
Last Known Address: Unknown
Current Address: Unknown

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

LOT 358, REGENCY PARK UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 11, PAGE(S) 58 AND 59, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
A/K/A 10101 REGENCY PARK BOULEVARD PORT RICHEY FL 34668

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

**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 regarding transportation services.

WITNESS my hand and the seal of this court on this 4 day of June, 2021.

Clerk of the Circuit Court
By: /s/ Cynthia Fordon-Gaede
Deputy Clerk

Albertelli Law
P.O. Box 23028
Tampa, FL 33623
NL - 20-011478
June 11, 2021 21-00861P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY,
FLORIDA
PROBATE DIVISION
File No. 512021CP000800
CPAXWS
Division I
IN RE: ESTATE OF
VERA O. LAFAMME AKA
VERA OLLY LAFAMME
Deceased.

The administration of the estate of VERA O. LAFAMME aka VERA OLLY LAFAMME, 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 PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 11, 2021.

Personal Representative:
JANET PETERS
11925 Loblolly Pine Drive
New Port Richey, Florida 34654
Attorney for Personal Representative:
BARBARA A. EPSTEIN, ESQ.
Attorney
Florida Bar Number: 917265
BARBARA A. EPSTEIN &
ASSOCIATES, P.A.
P.O. Box 847
New Port Richey, Florida 34656-0847
Telephone: (727) 845-8433
Fax: (727) 475-9822
E-Mail: barbep@msn.com
Secondary E-Mail:
maryellen.leone@gmail.com
June 11, 2021 21-00866P

HOW TO PUBLISH YOUR
LEGAL NOTICE
IN THE BUSINESS OBSERVER

CALL
941-906-9386
and select the appropriate County
name from the menu option
OR E-MAIL:
legal@businessobserverfl.com

Business
Observer

SECOND INSERTION

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

CASE NO. 2020CA002801CAAXES
FIFTH THIRD BANK, NATIONAL
ASSOCIATION,
Plaintiff, vs.
ANY AND ALL UNKNOWN
PARTIES CLAIMING BY,
THROUGH, UNDER, AND
AGAINST WILLIAM EUGENE
WILLIAMS A/K/A WILLIAM
WILLIAMS, WHETHER SAID
UNKNOWN PARTIES MAY CLAIM
AN INTEREST AS SPOUSES,
HEIRS, DEVISEES, GRANTEEES,
OR OTHER CLAIMANTS, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered June 2, 2021 in Civil Case No. 2020CA002801CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein FIFTH THIRD BANK, NATIONAL ASSOCIATION is Plaintiff and ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST WILLIAM EUGENE WILLIAMS A/K/A WILLIAM WILLIAMS, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS, et al., are Defendants, the Clerk of Court, NIKKI ALVAREZ-SOWLES, ESQ., will sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd day of August 2021 at 11:00 AM on the following described

property as set forth in said Summary Final Judgment, to-wit:

Lot 482, Regency Park, Unit One, according to the plat thereof as recorded in Plat Book 11, Pages 58 and 59, of the Public Records of Pasco County, Florida.

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

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

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street,
Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 0146803
6773087
20-00988-4
June 11, 2021 21-00897P

SECOND INSERTION

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

CASE NO. 51-2019-CA-002018-ES
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS OF
THE CWABS, INC.,
ASSET-BACKED CERTIFICATES,
SERIES 2006-18,
Plaintiff, vs.
DORAL COOK, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered March 31, 2021 in Civil Case No. 51-2019-CA-002018-ES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2006-18 is Plaintiff and DORAL COOK, et al., are Defendants, the Clerk of Court, NIKKI ALVAREZ-SOWLES, ESQ., will sell to the highest and best bidder for cash electronically at www.pasco.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 25th day of August 2021 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 11, Block I, Concord Station
Phase 1- Units "C, D, E and F",

according to the plat thereof, as recorded in Plat Book 55, Page 62 of the Public Records of Pasco County, Florida.

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

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

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 0146803
6755133
19-00407-3
June 11, 2021 21-00896P

SECOND INSERTION

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

Case No. 2017CA002791CAAXWS
Wells Fargo Bank, N.A., as Trustee
for ABFC 2005-HE2 Trust ABFC
Asset-Backed Certificates, Series
2005-HE2,
Plaintiff, vs.
Jessica Solt a/k/a Jessica I. Solt,
et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2017CA002791CAAXWS of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A., as Trustee for ABFC 2005-HE2 Trust ABFC Asset-Backed Certificates, Series 2005-HE2 is the Plaintiff and Jessica Solt a/k/a Jessica I. Solt; John M. Solt Jr. 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 29th day of June, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 1402 HOLIDAY LAKE ESTATES, UNIT SEVENTEEN, ACCORDING TO MAP PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE 5, PUBLIC RECORDS OF PASCO COUNTY,

FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this 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 2nd day of June, 2021.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 4778
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By /s/ Matthew Marks
Matthew Marks, Esq.
Florida Bar No. 524336
File # 14-F04594
June 11, 2021 21-00863P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT, IN AND
FOR PASCO COUNTY, FLORIDA.
CASE No. 2019CA003874CAAXWS
WILMINGTON TRUST, NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY, BUT
SOLELY AS TRUSTEE FOR MFRA
TRUST 2015-2,
PLAINTIFF, VS.
VIOLET VARGA A/K/A VIOLET H.
VARGA, ET AL.
DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 1, 2021 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on July 13, 2021, at 11:00 AM, at www.pasco.realforeclose.com for the following described property:

Lot 280, The Oaks at River Ridge, Unit Four B & C, according to the map or plat thereof, as recorded in Plat Book 36, at Pages 37 through 40, 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. The Court, in its discretion, may enlarge the time of sale. Notice of the changed time of sale shall be published as provided herein.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT, IN AND
FOR PASCO COUNTY, FLORIDA
CASE NO. 2020CA000717CAAXWS
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE FOR
J.P. MORGAN MORTGAGE
ACQUISITION CORP. 2005-OPT2,
ASSET BACKED PASS-THROUGH
CERTIFICATES, SERIES
2005-OPT2,
Plaintiff, vs.
BRANDON J. DEXTER, ET AL.
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 27, 2021, and entered in Case No. 2020CA000717CAAXWS, of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR J.P. MORGAN MORTGAGE ACQUISITION CORP. 2005-OPT2, ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES 2005-OPT2 (hereafter "Plaintiff"), is Plaintiff and BRANDON J. DEXTER, 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 6TH day of JULY, 2021, the following described property as set forth in said Final Judgment, to-wit:

LOT 2020, REGENCY PARK,
UNIT FIFTEEN, ACCORDING
TO THE MAP OR PLAT THERE-
OF, AS RECORDED IN PLAT
BOOK 16, PAGES 85 AND 86,
OF THE PUBLIC RECORDS OF

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

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.

Tromberg, Morris & Poulin, PLLC
Attorney for Plaintiff
1515 South Federal Highway,
Suite 100
Boca Raton, FL 33432
Telephone #: 561-338-4101
Fax #: 561-338-4077
Email: eservice@tmppllc.com
By: Princy Valliathodathil, Esq.
FBN 70971
Our Case #:18-000791-F\2019CA0038
74CAAXWS\PHL
June 11, 2021 21-00898P

PASCO COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner

as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive,
Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
Tammi M. Calderone, Esq.
Bar Number: 84926
Email: TCalderone@vanlawfl.com
PHH15621-19/tro
June 11, 2021 21-00899P

SECOND INSERTION

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

Case No. 2017CA002540
Division J2
U.S. BANK NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT
SOLELY AS TRUSTEE FOR THE
RMC TRUST, SERIES 2016-CTT
Plaintiff, vs.
UNKNOWN HEIRS,
DEVISEES, GRANTEEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES OF
MARION BALDWIN F/K/A
MARION HUFFART, DECEASED,
KARL STONE, AS KNOWN HEIR
OF MARION BALDWIN F/K/A
MARION HUFFART, DECEASED,
CORA ROTH, AS KNOWN HEIR
OF MARION BALDWIN F/K/A
MARION HUFFART, DECEASED,
UNKNOWN SPOUSE OF KARL
STONE, UNKNOWN SPOUSE OF
CORA ROTH, UNKNOWN SPOUSE
OF KARL STONE, CITY OF NEW
PORT RICHEY, AND UNKNOWN
TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on June 1, 2021, in the Circuit Court of Pasco County, Florida, Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court, will sell the property situated in Pasco County, Florida described as:

LOTS 21, 22, AND 23, BLOCK 73, PORT RICHEY COMPANY REVISED PLAN FOR TOWN OF NEW PORT RICHEY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 4, PAGE 49, OF THE PUBLIC RECORDS OF PASCO COUNTY,

FLORIDA.

and commonly known as: 5923 FLORIDA AVE, NEW PORT RICHEY, FL 34652; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on July 6, 2021 at 11:00 A.M..

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

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

Dated this 9th day of June, 2021
By: /s/ Jennifer M. Scott
Jennifer M. Scott
Attorney for Plaintiff
Jennifer M. Scott
(813) 229-0900 x
Kass Shuler, P.A.
1505 N. Florida Ave.
Tampa, FL 33602-2613
ForeclosureService@kasslaw.com
327878/1700848/wll
June 11, 2021 21-00895P

NOTICE OF PUBLIC SALE:

NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on June 29, 2021, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line June 18, 2021, at 6:00am and ending June 29, 2021 at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
Jessica Dome	C012
Jacqueline Shannon	I201
Angelica Aldaco	F017
Carol Teal	B006
June 11, 18, 2021	21-00901P

SECOND INSERTION

NOTICE OF PUBLIC SALE

United Pasco Self Storage, U-Stor Ridge, and Zephyrhills Will be held on June 30th, 2021 at the times and locations Listed below, to satisfy the self storage lien. Units contain General household goods. All sales are final. Management Reserves the right to withdraw any unit from the sale or refuse Any offer of bid. Payment by CASH ONLY, unless otherwise Arranged.

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

B109	Michael Josefowitz
B157	William Crepps
B309	Andrea Dial

Immediately Following at
U-Stor (Ridge) 7215 Ridge Rd.
Port Richey, FL 34668

B2	Robert Lee Moore
B4	Robert Lee Moore
B47	Dzenana Saric
C20	Cheri Ann Wiles
C21	Jennifer L. Jones
C28	Roxanne Fortune
C215	Jennifer L. Jones
C251	Christopher S. Davis
F76	Shanique Burns
F262	Harry Joseph Cramer
F315	Harry Joseph Cramer

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

B14	Jacklyn Beverlin
F21	Cynthia Pruitt

June 11, 18, 2021 21-00882P



SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

HOW TO PUBLISH YOUR
LEGAL NOTICE
IN THE BUSINESS OBSERVER

CALL
941-906-9386
and select the appropriate County
name from the menu option
OR E-MAIL:
legal@businessobserverfl.com

Business
Observer

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2018CA000996CAAXWS 2D19-4121
THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-2, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-2,
Plaintiff, vs.
MICHAEL S. MCCLAIN AND REBECCA A. MCCLAIN A/K/A REBECCA A. MCCLAIN, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 7, 2019, and entered in 2018CA000996CAAXWS 2D19-4121

of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein THE BANK OF NEW YORK MELLON, F/K/A THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2006-2, NOVASTAR HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-2 is the Plaintiff and MICHAEL S. MCCLAIN; REBECCA A. MCCLAIN A/K/A REBECCA A. MCCLAIN; and PASCO COUNTY BOARD OF COUNTY COMMISSIONERS (COMMUNITY DEVELOPMENT DIVISION) 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 1, 2021, the following described property as set forth in said Final Judgment, to wit:
 LOT 25, LAKEWOOD ESTATES, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN

PLAT BOOK 17, PAGES 142 AND 143, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 Property Address: 7901 TEAL DR, NEW PORT RICHEY, FL 34653
 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: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (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 8 day of June, 2021.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: \S\Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email: lgoorland@raslg.com
 17-076212 - NaC
 June 11, 18, 2021 21-00889P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2018CA000387CAAXWS
DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2002-1, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-1,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GERALDINE T. MCKENY A/K/A GERALDINE MCKENY A/K/A GERALDINE T. MCKENY (DECEASED), et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 6, 2019, and entered in 2018CA000387CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2002-1, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-1 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GERALDINE T. MCKENY A/K/A GERALDINE MCKENY A/K/A GERALDINE T. MCKENY (DECEASED); FRANK HOLLAND; SANDY ANN MCKENY; BEVERLY YERGER; and THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC 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 1, 2021, the following described property as set forth in said Final Judgment, to wit:
 LOT 9, BLOCK 8, GRIFFIN PARK SUBDIVISION, CITY OF FLVAY, PASCO COUNTY, FLORIDA; SAID LOT BLOCK AND SUBDIVISION BEING NUM-

BERED AND DESIGNATED IN ACCORDANCE WITH THE PLAT THEREOF WHICH APPEARS OF RECORDED IN PLAT BOOK 4 AT PAGES 36 AND 36A OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1997 DOUBLE-WIDE MOBILE HOME CONTAINING VIN#S FLA14611278A AND FLA14611278B
 Property Address: 12137 ENSLEY AVE, HUDSON, FL 34667
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (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 8 day of June, 2021.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: \S\Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email: lgoorland@raslg.com
 17-086977 - VIT
 June 11, 18, 2021 21-00887P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2020CA000476CAAXES
BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCES R. SITMER, DECEASED, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 29, 2021, and entered in 2020CA000476CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCES R. SITMER, DECEASED; THE GROVES GOLF & COUNTRY CLUB MASTER ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; BECKY NORDLUM; SALLY WILLIAMS; NANCY PETERSON; and ROGER TODD NELSON A/K/A TODD NELSON 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 June 28, 2021, the following described property as set forth in said Final Judgment, to wit:
 LOT 9, BLOCK AB, GROVES, PHASE 1A, ACCORDING TO

THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 39, PAGE 120, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 Property Address: 7421 TROVITA RD, LAND O LAKES, FL 34637
 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: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (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 4 day of June, 2021.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: \S\Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email: lgoorland@raslg.com
 19-405989 - MaS
 June 11, 18, 2021 21-00885P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2018CA000619CAAXWS
DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR LONG BEACH MORTGAGE LOAN TRUST 2004-3, ASSET-BACKED CERTIFICATES, SERIES 2004-3,
Plaintiff, vs.
CRYSTAL THIBODEAUX A/K/A CRYSTAL L. THIBODEAUX A/K/A CRYSTAL LYNN THIBODEAUX A/K/A CRYSTAL L. HOLLON, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 17, 2018, and entered in 2018CA000619CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR LONG BEACH MORTGAGE LOAN TRUST 2004-3, ASSET-BACKED CERTIFICATES, SERIES 2004-3 is the Plaintiff and CRYSTAL THIBODEAUX A/K/A CRYSTAL L. THIBODEAUX A/K/A CRYSTAL LYNN THIBODEAUX A/K/A CRYSTAL L. HOLLON; GLENN E. THIBODEAUX; BENEFICIAL FLORIDA, INC.; and STATE OF FLORIDA, DEPARTMENT OF REVENUE 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:
 LOTS 103 AND 104, ANCLOTE RIVER ACRES, UNIT THREE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 4, PAGE 70, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Property Address: 3335 ELFERS PKWY, NEW PORT RICHEY, FL 34655
 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: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (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 8 day of June, 2021.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: \S\Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email: lgoorland@raslg.com
 17-078270 - MaS
 June 11, 18, 2021 21-00888P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF 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, 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,
Defendant.
 Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Pasco County, Florida, NIKKI ALVAREZ-SOWLES, the Clerk of the Circuit Court will sell the property situate in Pasco County, Florida, described as:
 LOT 96, WEDGEWOOD MANOR PHASE I AND II, AS PER MAP OR PLAT THEREOF RE-

CORDED IN PLAT BOOK 27, PAGES 11 - 14, INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, at 11:00 a.m. EST on June 29, 2021.
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FUNDS FROM THIS 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 IN ACCORDANCE WITH SECTION 45.031(1)(a), FLORIDA STATUTES.
 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 3rd day of June, 2021
 Jeffrey C. Hakanson, Esquire
 For the Court
 /s/ Jeffrey C. Hakanson
 JEFFREY C. HAKANSON, ESQUIRE
 Florida Bar No. 0061328
 JAMES W. ELLIOTT
 Florida Bar No. 40961
 Primary E-mail:
 Jeff@mcintyrefirm.com
 Secondary E-mail:
 JCHService@mcintyrefirm.com
 McIntyre Thanasis Bringgold Elliott
 Grimaldi Guito & Matthews, P.A.
 500 E. Kennedy Blvd., Suite 200
 Tampa, Florida 33602
 813-223-0000 Tel.; 813-899-6069 Fax
 Attorneys for Plaintiff
 June 11, 18, 2021 21-00864P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 2020CA000043CAAXWS
WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST,
Plaintiff, vs.
FELIX CORTES, et al.
Defendant(s).
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 26, 2021, and entered in 2020CA000043CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and FELIX CORTES; SHADOW RIDGE HOMEOWNERS' ASSOCIATION, INC. 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 June 29, 2021, the following described property as set forth in said Final Judgment, to wit:
 LOT 25, SHADOW RIDGE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 41, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 Property Address: 12718 BUCKHORN DR, HUDSON, FL 34669
 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: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (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 4 day of June, 2021.
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: fmail@raslg.com
 By: \S\Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email: lgoorland@raslg.com
 19-389359 - MaS
 June 11, 18, 2021 21-00886P

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO.: 2019CA000039CAAXWS
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
GARY S. CLENDENIN; et al.,
Defendant(s).
 NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 7, 2019 in Civil Case No. 2019CA000039CAAXWS, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff, and GARY S. CLENDENIN; UNKNOWN SPOUSE OF GARY S. CLENDENIN; UNKNOWN TENANT 1 N/K/A MATT RUARK; UNKNOWN TENANT 2 N/K/A LEIGHANN LOPEZ; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.
 The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at www.pasco.realforeclose.com on July 6, 2021 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:
 LOT 1197 AND NORTH ONE-HALF OF LOT 1198 IN FOREST HILLS, UNIT TWENTY, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 51, 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.
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 3 day of June, 2021.
ALDRIDGE PITE, LLP
 Attorney for Plaintiff
 1615 South Congress Avenue
 Suite 200
 Delray Beach, FL 33445
 Telephone: 561-392-6391
 Facsimile: 561-392-6965
 By: Zachary Y. Ullman Esq
 FBN: 106751
 Digitally signed by Zachary Ullman
 Date: 2021-06-03
 13:00:36
 FBN: 106751
 Primary E-Mail:
 ServiceMail@aldridgepite.com
 1184-763B
 June 11, 18, 2021 21-00862P

SECOND INSERTION

NOTICE OF SALE 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, 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,
Defendant.
 Notice is hereby given that, pursuant to a Final Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Pasco County, Florida, NIKKI ALVAREZ-SOWLES, the Clerk of the Circuit Court will sell the property situate in Pasco County, Florida, described as:
 LOT 96, WEDGEWOOD MANOR PHASE I AND II, AS PER MAP OR PLAT THEREOF RE-

CORDED IN PLAT BOOK 27, PAGES 11 - 14, INCLUSIVE, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
 at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, at 11:00 a.m. EST on June 29, 2021.
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FUNDS FROM THIS 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 IN ACCORDANCE WITH SECTION 45.031(1)(a), FLORIDA STATUTES.
 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 3rd day of June, 2021
 Jeffrey C. Hakanson, Esquire
 For the Court
 /s/ Jeffrey C. Hakanson
 JEFFREY C. HAKANSON, ESQUIRE
 Florida Bar No. 0061328
 JAMES W. ELLIOTT
 Florida Bar No. 40961
 Primary E-mail:
 Jeff@mcintyrefirm.com
 Secondary E-mail:
 JCHService@mcintyrefirm.com
 McIntyre Thanasis Bringgold Elliott
 Grimaldi Guito & Matthews, P.A.
 500 E. Kennedy Blvd., Suite 200
 Tampa, Florida 33602
 813-223-0000 Tel.; 813-899-6069 Fax
 Attorneys for Plaintiff
 June 11, 18, 2021 21-00864P

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



Newsprint is inherently superior to the internet for public notice because reading a newspaper is a serendipitous process.

We find things in newspapers we weren't expecting to see. On the internet, we search for specific information and ignore everything else.

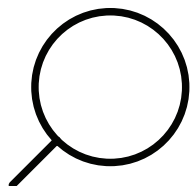


Citizens continue to learn about vital civic matters from newspaper notices.

Documented examples of people taking action and alerting their community after reading a newspaper notice are reported on a regular basis.

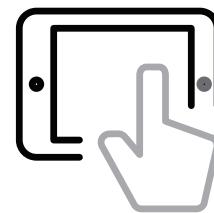
Verifying publication is difficult-to-impossible on the web.

That's why the courts subject digital evidence to far greater scrutiny than evidence published in newspapers



Significant numbers of people in rural areas still lack high-speed internet access.

Those who are older than 65 or who have lower incomes or lack high-school diplomas are also cut off from the internet in far higher numbers than the average.



Moreover, the real digital divide for public notice is growing

due to the massive migration to smartphones and other small-screen digital devices

Governments aren't very good at publishing information on the internet.

Unlike newspaper publishers, **public officials aren't compelled by the free market to operate effective websites.**



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
To publish your legal notice call: 941-906-9386 or Legal@BusinessObserverFL.com

