

PASCO COUNTY LEGAL NOTICES

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of beeg located at 9157 Bella Vita Circle, in the County of Pasco, in the City of Land O Lakes, Florida 34637, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
 Dated at Land O Lakes, Florida, this 11th day of August, 2021.
 August 13, 2021 21-01198P

FIRST INSERTION

NOTICE OF PUBLIC SALE
 Pursuant to Ch 713.585(6) F.S. United American Lien & Recovery as agent w/ power of attorney will sell the following vehicle(s) to the highest bidder; net proceeds deposited with the clerk of court; owner/lienholder has right to hearing and post bond; owner may redeem vehicle for cash sum of lien; all auctions held in reserve
 Inspect 1 week prior @ lienor facility; cash or cashier check; 28% buyer premium; any person interested ph (954) 563-1999
 Sale date September 3, 2021 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309
 35905 2007 Toyota VIN#: JTMZ-D33V376041671 Lienor: Sun Automotive Clinic 15629 US Hwy 301 Dade City 352-567-5042
 Licensed Auctioneers FLAB422 FLAU 765 & 1911
 August 13, 2021 21-01191P

FIRST INSERTION

Notice is hereby given that MARIA ELIZABETH WASSIL, OWNER, desiring to engage in business under the fictitious name of M & T HOMEMADE CHEESECAKE DOCUMENTS located at 1426 GERARD LN, HOLIDAY, FLORIDA 34690 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.
 August 13, 2021 21-01192P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 512021CP001208CPAXWS
Division J
IN RE: ESTATE OF PHILIP SIEGLEIN
AKA PHILIP T. SIEGLEIN
AKA PHILIP THOMAS SIEGLEIN
Deceased.

The administration of the estate of PHILIP SIEGLEIN aka PHILIP T. SIEGLEIN aka PHILIP THOMAS SIEGLEIN, deceased, whose date of death was June 2, 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 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 August 13, 2021.

Personal Representative:
PAUL RICHARD ATKINSON, JR.
 7849 Lightfoot Drive
 New Port Richey, Florida 34653
 Attorney for Personal Representative:
 JENNY SCAVINO SIEG, ESQ.
 Attorney
 Florida Bar Number: 0117285
 SIEG & COLE, P.A.
 2945 Defuniak Street
 Trinity, Florida 34655
 Telephone: (727) 842-2237
 Fax: (727) 264-0610
 E-Mail: jenny@siegcolelaw.com
 Secondary E-Mail:
 eservice@siegcolelaw.com
 August 13, 20, 2021 21-01188P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 51-2021CP1167WS
IN RE: ESTATE OF RITA BURDICK/
aka RITA A. BURDICK
Deceased.

The administration of the estate of RITA BURDICK, also known as RITA A. BURDICK, deceased, whose date of death was June 19, 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 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: August 13, 2021.

Signed on this 16th day of July, 2021.
WILLIAM J. MCCANNA, SR.
Personal Representative
 5680 Chestnut Trace
 Hoover, AL 35244
 Rebecca C. Bell
 Attorney for Personal Representative
 Florida Bar No. 0223440
 Delzer, Coulter & Bell, P.A. 7920 U.S. Highway 19
 Port Richey, FL 34668
 Telephone: (727) 848-3404
 Email: rebecca@delzercoulter.com
 August 13, 20, 2021 21-01182P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 51-2021CP1240ES
IN RE: ESTATE OF ROBERT WARREN MILLER, JR./
aka ROBERT W. MILLER, JR.
Deceased.

The administration of the estate of ROBERT WARREN MILLER, JR., also known as ROBERT W. MILLER, JR., deceased, whose date of death was March 26, 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 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: August 13, 2021.

Signed on this 14th day of July, 2021.
LANE MILLER
Personal Representative
 1954 Thornhill Road, Apt. 304
 Wesley Chapel, FL 33544
 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
 August 13, 20, 2021 21-01183P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE SIXTH JUDICIAL CIRCUIT IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 512021CP000937CPAXWS
Division STEARNS
IN RE: ESTATE OF JOHN JOYER
Deceased.

The administration of the estate of JOHN JOYER deceased, whose date of death (found on) September 20th, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, NEW PORT RICHEY, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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: August 13th, 2021.

Kirsten Joyer
Personal Representative
 7316 Bridgeview Drive
 Wesley Chapel, FL 33545
 NATHAN E NEVINS, ESQ
 Attorney for Personal Representative
 Florida Bar No. 106128
 SUNSHINE STATE PROBATE
 200 SE 13th Street
 Fort Lauderdale, FL 33316
 Telephone: 954-249-3144
 Email:
 Nathan@SunshineStateProbate.com
 August 13, 20, 2021 21-01189P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 51-2021CP1240ES
IN RE: ESTATE OF JAMES LEONARD McKEITHAN/
Deceased.

The administration of the estate of JAMES LEONARD McKEITHAN, deceased, whose date of death was May 5, 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 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: August 13, 2021.

Signed on this 24 day of July, 2021.
YARITZA McKEITHAN-HERNDON
Personal Representative
 1341 Yarmouth Lane
 New Cumberland, PA 17070
 Rebecca C. Bell
 Attorney for Personal Representative
 Florida Bar No. 0223440
 Delzer, Coulter & Bell, P.A.
 7920 U.S. Highway 19
 Port Richey, FL 34668
 Telephone: 727-848-3404
 Email: rebecca@delzercoulter.com
 August 13, 20, 2021 21-01193P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 51-2021-CP-682
IN RE: ESTATE OF STEVEN EDWARD PLOURDE
A/K/A STEVEN PLOURDE
Deceased.

The administration of the estate of STEVEN EDWARD PLOURDE A/K/A STEVEN PLOURDE, deceased, whose date of death was February 1, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is August 13, 2021.

Personal Representative
ROSE A. PLOURDE
 5 Tenney Road
 Pelham, New Hampshire 03076
 Attorney for Personal Representative
 Ryan A. Doddridge, Esq.
 FBN: 74728
 Doddridge Law Group, P.A.
 11 E. Tarpon Avenue
 Tarpon Springs, FL 34689
 Tel: 727.537.9263
 Fax: 727.440-8204
 Email: ryan@doddridgelaw.com
 Secondary Email:
 transcribe123@gmail.com
 August 13, 20, 2021 21-01184P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No.: 2021-CP-001085CPAXWS
IN RE: ESTATE OF ESTATE OF ROBERT MCCOY,
Deceased.

The administration of the estate of Robert McCoy, deceased, whose date of death was February 12, 2021; social security number xxx xx 1370, File Number 2021-CP-001085CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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: August 13, 2021.

MARTY SIMPSON
Personal Representative
 2640 Susan Court
 Port Huron, MI 48060
 GREGORY A. FOX
 Attorney for Personal Representative
 Florida Bar No. 382302
 FOX & FOX, P.A.
 2515 Countryside Blvd. Ste G
 Clearwater, Florida 33763
 Telephone: 727-796-4556
 Email: greg@foxlawpa.com
 August 13, 20, 2021 21-01185P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 2021-CP-000902
Division: E
IN RE: ESTATE OF DAVID E. HOFFMAN
Deceased.

The administration of the estate of David E. Hoffman, deceased, whose date of death was February 28, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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: August 13th, 2021.

Personal Representative
Bonnie Morrissey
 125 Highland Drive
 Williamsville, New York 14221
 Attorney for Personal Representative:
 /s/Robert S. Walton
 Robert S. Walton
 Attorney for Personal Representative
 Florida Bar Number: 92129
 Law Offices of Robert S. Walton, PL
 1304 S. De Soto Avenue, Suite 303
 Tampa, Florida 33606
 Telephone: (813) 434-1960
 Fax: (813) 200-9637
 E-Mail: rob@attorneywalton.com
 Secondary E-Mail:
 eservice@attorneywalton.com
 August 13, 20, 2021 21-01190P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No.: 21-CP-001251
IN RE: ESTATE OF DERRICK WINTON A. BEERS,
Deceased.

The administration of the estate of DERRICK WINTON A. BEERS, deceased, whose date of death was September 8, 2019, is pending in the Pasco County Circuit Court, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654. The names and addresses of the personal representative and 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 SERVICES 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 731.702 WILL HE 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 August 13, 2021.

HAYLEY M. McMAHEN, Petitioner
 31278 Majestic Dr.,
 Brooksville Florida 34602
 LARRY S. HERSCH (FBN 199745)
 LHersch@OLAW.com
 Older, Lundy, Alvarez & Koch
 1000 W. Cass St.
 Tampa, FL 33606
 Ph: 813-254-8998
 Fax: 813-839-4411
 Attorney for Petitioner
 August 13, 20, 2021 21-01187P

FIRST INSERTION

NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA
 PROBATE DIVISION
File No. 512021CP001071CPAXWS
IN RE: ESTATE OF DOROTHEA R. EVERY,
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 DOROTHEA R. EVERY, deceased, File Number 512021CP001071CPAXWS; by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656-0338; that the Decedent's date of death was April 22, 2021; and that the total value of the estate is \$0.00, and that the names and addresses of those to whom it has been assigned by such order are:

Creditors: NONE
 Beneficiaries:
 RAY EVERY
 23010 Bellflower Place
 Land O'Lakes, FL 34639
 MARK EVERY
 8333 Knight Owl Court
 New Port Richey, 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 first publication of this Notice is August 13, 2021.

Person Giving Notice:
RAY EVERY
 23010 Bellflower Place
 Land O'Lakes, FL 34639

Attorney for Person Giving Notice:
 ROBERT D. HINES
 Attorney for Petitioner
 Florida Bar No. 0413550
 Hines Norman Hines, P.L.
 315 South Hyde Park Avenue
 Tampa, FL 33606
 Telephone: 813-251-8659
 Email: rhines@hnh-law.com
 August 13, 20, 2021 21-01186P

OFFICIAL COURT HOUSE WEBSITES:

MANATEE COUNTY:

manateeclerk.com

SARASOTA COUNTY:

sarasotaclerk.com

CHARLOTTE COUNTY:

charlotte.realforeclose.com

LEE COUNTY:

leeclerk.org

COLLIER COUNTY:

collierclerk.com

HILLSBOROUGH COUNTY:

hillsclerk.com

PASCO COUNTY:

pasco.realforeclose.com

PINELLAS COUNTY:

pinellasclerk.org

POLK COUNTY:

polkcountyclerk.net

ORANGE COUNTY:

myorangeclerk.com

Check out your notices on:
floridapublicnotices.com

Business Observer

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.

2019CA002312CAAXWS
THE BANK OF NEW YORK
MELLON, F/K/A THE BANK OF
NEW YORK, AS TRUSTEE, FOR
THE CERTIFICATEHOLDERS
CWALT, INC, ALTERNATIVE
LOAN TRUST 2006-19CB,
MORTGAGE PASS-THROUGH
CERTIFICATES SERIES
2006-19CB,

Plaintiff, vs.
WALTER PERRELL, III; THE
BANK OF NEW YORK MELLON
F/K/A THE BANK OF NEW
YORK AS TRUSTEE FOR THE
CERTIFICATEHOLDERS CWALT,
INC., ALTERNATIVE LOAN
TRUST 2006-19CB, MORTGAGE
PASS-THROUGH CERTIFICATES,
SERIES 2006-19CB; BEACON
WOODS CIVIC ASSOCIATION,
INC.; DITECH FINANCIAL,
LLC; ELIZABETH PERRELL;
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 pur-
suant to an Amended Uniform Final
Judgment of foreclosure dated June
10, 2021 and an Order Resetting Sale
dated July 20, 2021 and entered in
Case No. 2019CA002312CAAXWS
of the Circuit Court in and for Pasco
County, Florida, wherein THE BANK
OF NEW YORK MELLON, F/K/A
THE BANK OF NEW YORK, AS
TRUSTEE, FOR THE CERTIFI-
CATEHOLDERS CWALT, INC.,
ALTERNATIVE LOAN TRUST
2006-19CB, MORTGAGE PASS-
THROUGH CERTIFICATES SE-
RIES 2006-19CB is Plaintiff and
WALTER PERRELL, III; THE
BANK OF NEW YORK MELLON
F/K/A THE BANK OF NEW YORK
AS TRUSTEE FOR THE CERTIFI-
CATEHOLDERS CWALT, INC.,
ALTERNATIVE LOAN TRUST
2006-19CB, MORTGAGE PASS-
THROUGH CERTIFICATES,
SERIES 2006-19CB; BEACON
WOODS CIVIC ASSOCIATION,
INC.; DITECH FINANCIAL, LLC;

ELIZABETH PERRELL; UN-
KNOWN TENANT NO. 1; UN-
KNOWN TENANT NO. 2; and ALL
UNKNOWN PARTIES CLAIMING
INTERESTS BY, THROUGH, UN-
DER OR AGAINST A NAMED DE-
FENDANT TO THIS ACTION, OR
HAVING OR CLAIMING TO HAVE
ANY RIGHT, TITLE OR INTEREST
IN THE PROPERTY HEREIN DE-
SCRIBED, 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 September 2, 2021, the following
described property as set forth in said
Order or Final Judgment, to-wit:
LOT 27, BEACON WOODS,
VILLAGE ONE, ACCORDING
TO THE PLAT THEREOF AS
RECORDED IN PLAT BOOK
10, PAGE(S) 148, OF THE
PUBLIC RECORDS OF PASCO
COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-
TEREST 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 PROVID-
ED 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 August 4, 2021.

By: /s/ Fazia S. Corsbie
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
1496-152398 / BJB
August 13, 20, 2021 21-01178P

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

CASE NO.: 2021-CC-002325
POINTE WEST CONDOMINIUM
ASSOCIATION, INC., A
FLORIDA NOT FOR PROFIT
CORPORATION,
PLAINTIFF, V.

UNKNOWN HEIRS,
BENEFICIARIES, DEWISEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHERS WHO MAY CLAIM
AN INTEREST IN THE ESTATE
OF PATRICIA JANE MENTINK;
AUDRA RIZZO; JOSEPH
RIZZO; UNITED SERVICE
ORGANIZATION, INC.;
.DISABLED VETERANS
NATIONAL FOUNDATION; ST.
JUDE CHILDREN'S RESEARCH
HOSPITAL; CRAIG MENTINK;
UNKNOWN TENANT #1 AND

UNKNOWN TENANT#2,
DEFENDANTS.
TO: Unknown Heirs, Beneficiaries,
Devises, Assignees, Lienors, Creditors,
Trustees, And All Others Who May
Claim an Interest in The Estate of Patricia
Jane Mentink
11629 Bayonet Lane
New Port Richey, FL 34654-4601
Unknown Heirs, Beneficiaries, De-
vises, Assignees, Lienors, Creditors,
Trustees, And All Others Who May
Claim an Interest in The Estate of Patricia
Jane Mentink
305 Cypress Circle Lane Holmen, WI
54636

YOU ARE HEREBY NOTIFIED
that an action to enforce and foreclose
a Claim of Lien for condominium assess-
ments and to foreclose any claims
which are inferior to the right, title and
interest of the Plaintiff herein in the fol-
lowing described property:

Unit A, of Building 142, of PAR-
ADISE POINTE WEST GROUP
NO. 6, a Condominium, accord-
ing to Plat Book 13, Pages 68

FIRST INSERTION

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

Case No.:
2021-CC-000267-ES
THOUSAND OAKS EAST PHASE 5
HOMEOWNER'S ASSOCIATION,
INC.,

Plaintiff, vs.
JOSE MARTINEZ, UNITED
STATES SECRETARY OF HOUS-
ING AND URBAN DEVELOPMENT,
AND UNKNOWN TENANT(S),
Defendants.

Notice is hereby given that pursuant
to Paragraph 5 of the Uniform 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. 2021-CC-
000267-ES, the Clerk of the Court,
Pasco County, shall sell the property
situated in said county, described as:

LOT 16 IN BLOCK 1 OF THOU-
SAND OAKS EAST PHASE V,
ACCORDING TO THE PLAT
THEREOF, AS RECORDED IN
PLAT BOOK 66 AT PAGE 45,
OF THE PUBLIC RECORDS
OF PASCO COUNTY, FLORI-
DA.

Property Address:
9481 Trumpet Vine Loop,
Trinity, Florida 34655

at public sale, to the highest and best
bidder for cash at 11:00 a.m. on Au-
gust 25, 2021. The sale shall be con-
ducted online at [http://www.pasco.
realforeclose.com](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.

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 Depart-
ment, Pasco County Government Cen-
ter, 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 no-
tification if the time before the sched-
uled appearance is less than seven days.

Dated this 6th day of August, 2021.
RABIN PARKER GURLEY, P.A.
28059 U.S. Highway 19 North, Suite
301

Clearwater, Florida 33761
Telephone: (727)475-5535
Facsimile: (727)723-1131
For Electronic Service:
pleadings@rpglaw.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.: 112519
William W. Huffman,
Florida Bar No.: 0031084
Michael J. Restrepo,
Florida Bar No.: 1024241
10308-054
August 13, 20, 2021 21-01181P

FIRST INSERTION

and 69 of the Public Records of
Pasco County, Florida, and being
further described in that certain
Declaration of Condominium
filed July 31, 1973 in O.R. Book
700, Page 319 through 416, as
amended by Amendment to Decla-
ration of Condominium, filed
September 6, 1973, in O.R. Book
708, Page 343, and amended
plat thereof filed in Plat Book 12,
page 25, 26, and 27, and being
further amended by Amendment to
Declaration of Condominium
filed September 30, 1974, in O.R.
Book 767, Pages 1500 through
1504, and all subsequent amend-
ments thereto, all in the Public
Records of Pasco County, Florida;
together with an undivided
share in the common elements
appurtenant thereto, and an
interest in the limited common
elements, if any, appurtenant to
said unit.

has been filed against you and you are
required to serve a copy of your written

defenses, if any, to it on:
CAROLYN C. MEADOWS,
ESQ. (J.B.)
Plaintiffs attorney,
whose address is:
BECKER & POLIAKOFF, P.A.
Six Mile Corporate Park
12140 Carissa Commerce Court
Suite 200
Fort Myers, FL 33966
Primary:
cofoservicemail@beckerlawyers.
com

on or before 30 days from the first date
of publication, and to file the original
of the defenses with the Clerk of this
Court either before service on Plaintiffs
attorney or immediately thereafter. If a
Defendant fails to do so, a default will
be entered against that Defendant for
the relief demanded in the Complaint.

Nikki Alvarez-Sowles, Esq.,
Clerk & Comptroller
as Clerk of said Court
By: Cynthia Ferdon-Gaede
As Deputy Clerk
August 13, 20, 2021 21-01176P

FIRST INSERTION

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

CASE No.
2021-CA-001670-CAAX-W5
REVERSE MORTGAGE FUNDING
LLC,

Plaintiff vs.
UNKNOWN SPOUSE, HEIRS,
DEWISEES, GRANTEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES AND
ALL OTHER PARTIES CLAIMING
AN INTEREST BY, THROUGH,
UNDER OR AGAINST THE
ESTATE OF CHERYL S. GILMOUR
AKA CHERYL ANN GILMOUR,
DECEASED, ET AL.,
Defendants

TO:
UNKNOWN SPOUSE, HEIRS, DE-
WISEES, GRANTEES, ASSIGNEES,
LIENORS, CREDITORS, TRUSTEES
AND ALL OTHER PARTIES CLAIM-
ING AN INTEREST BY, THROUGH,
UNDER OR AGAINST THE ES-
TATE OF CHERYL S. GILMOUR
AKA CHERYL ANN GILMOUR, DE-
CEASED 4125 KIBLER LANE, HOLI-
DAY, FL 34691

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

LOT 917-G, BUENA - VISTA
LULLABY GARDENS AD-
DITION, ACCORDING TO
PLAT THEREOF RECORDED
IN PLAT BOOK 8, PAGE 24,
PUBLIC RECORDS OF PASCO
COUNTY, FLORIDA.

has been filed against you, and you are

required to serve a copy of your writ-
ten defenses, if any, to this action, on
Greenspoon Marder, LLP, Default De-
partment, Attorneys for Plaintiff, whose
address is Trade Centre South, Suite
700, 100 West Cypress Creek Road,
Fort Lauderdale, FL 33309, and file the
original with the Clerk within 30 days
after the first publication of this notice
in BUSINESS OBSERVER, on or be-
fore Sept 13, 2021; otherwise a default
and a judgment may be entered against
you for the relief demanded in the Com-
plaint.

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

WITNESS MY HAND AND SEAL
OF SAID COURT on this 11th day of
August, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.
As Clerk of said Court
By: Kelly Jeanne Symons
As Deputy Clerk

Greenspoon Marder, LLP
Trade Centre South, Suite 700
100 West Cypress Creek Road
Fort Lauderdale, FL 33309
954-343-6273
(58341.0994)
August 13, 20, 2021 21-01196P

FIRST INSERTION

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

CASE NO.:
2021CA001674CAAXWS
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
INDENTURE TRUSTEE FOR
NOVASTAR MORTGAGE
FUNDING TRUST, SERIES 2006-1,
NOVASTAR HOME EQUITY LOAN
ASSET-BACKED CERTIFICATES,
SERIES 2006-1,

Plaintiff, vs.
MARYANN WHITE; et al.,
Defendant(s).
TO: Maryann White

Last Known Residence: 10303 Garde-
nia Lane Port Richey, FL 34668
TO: Unknown Spouse of Maryann
White

Last Known Residence: 10303 Garde-
nia Lane Port Richey, FL 34668

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

LOT 999 OF THE UNRE-
CORDED PLAT OF JASMINE
LAKES, UNIT 7: A PORTION
OF THE EAST 1/2 OF SEC-
TION 15, TOWNSHIP 25
SOUTH, RANGE 16 EAST, PAS-
CO COUNTY, FLORIDA, BE-
ING FURTHER DESCRIBED
AS FOLLOWS:

COMMENCE AT THE NORTH-
EAST CORNER OF LOT 1008,
JAMES LAKES UNIT 7-B AS
SHOWN ON PLAT RECOR-
DED IN PLAT BOOK 12, PAGES
80, 81 & 82 OF THE PUBLIC
RECORDS OF PASCO COUN-
TY, FLORIDA; THENCE RUN
NORTH 0 DEGREES 16' 55"
WEST, A DISTANCE OF 530.00
FEET FOR A POINT OF BE-
GINNING; THENCE NORTH
89 DEGREES 43' 05" WEST, A
DISTANCE OF 100.00 FEET;
THENCE NORTH 0 DEGREES
16' 55" EAST, A DISTANCE OF
65 FEET; THENCE SOUTH

89 DEGREES 43' 05" EAST,
A DISTANCE OF 100 FEET;
THENCE SOUTH 0 DEGREES
16' 55" WEST, A DISTANCE 017
65 FEET TO THE POINT OF
BEGINNING; THE WEST 10
FEET AND NORTH 3 FEET
THEREOF BEING SUBJECT
TO AN EASEMENT FOR
DRAINAGE AND/OR UTILI-
TIES

has been filed against you and you are
required to serve a copy of your written
defenses, if any, to it on ALDRIDGE |
PITE, LLP, Plaintiff's attorney, at 1615
South Congress Avenue, Suite 200,
Delray Beach, FL 33445, on or before
9-13-2021, and file the original with the
clerk of this court either before service
on Plaintiff's attorney or immediately
thereafter; otherwise a default will be
entered against you for the relief de-
manded in the complaint or petition.

If you are a person with a disabil-
ity who needs any accommodation in
order to participate in this proceed-
ing, you are entitled, at no cost to you,
to the provision of certain assistance.
Please contact the Public Information
Dept., Pasco County Government Cen-
ter, 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 noti-
fication if the time before the sched-
uled appearance is less than 7 days; if
you are hearing impaired call 711. The
court does not provide transportation
and cannot accommodate for this ser-
vice. Persons with disabilities needing
transportation to court should contact
their local public transportation pro-
viders for information regarding trans-
portation services.

Dated on 8-9-2021.

As Clerk of the Court
By: Cynthia Ferdon-Gaede
As Deputy Clerk
ALDRIDGE | PITE, LLP
Plaintiff's attorney
1615 South Congress Avenue,
Suite 200
Delray Beach, FL 33445
1221-5605B
August 13, 20, 2021 21-01175P

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. 2018-CA-003561-W5
U.S. BANK TRUST, N.A., AS
TRUSTEE FOR LSE9 MASTER
PARTICIPATION TRUST,
Plaintiff, vs.

SHARON A. WATKINS;
UNKNOWN SPOUSE OF SHARON
A. WATKINS; UNKNOWN
TENANT(S) IN POSSESSION #1
AND #2 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 CLAIM-
ING TO HAVE ANY RIGHT,
TITLE OR INTEREST IN THE
PROPERTY HEREIN DESCRIBED,
Defendant(s).

NOTICE IS HEREBY GIVEN pur-
suant to an Order or Summary Final
Judgment of foreclosure dated April
9, 2019 and an Order Resetting Sale
dated July 28, 2021 and entered in
Case No. 2018-CA-003561-W5 of
the Circuit Court in and for Pasco
County, Florida, wherein U.S. BANK
TRUST, N.A., AS TRUSTEE FOR
LSE9 MASTER PARTICIPATION
TRUST is Plaintiff and SHARON A.
WATKINS; UNKNOWN SPOUSE
OF SHARON A. WATKINS; UN-
KNOWN TENANT(S) IN POSSE-
SSION #1 AND #2 UNKNOWN TEN-
ANT NO. 1; UNKNOWN TENANT
NO. 2; and ALL UNKNOWN PART-
TIES CLAIMING INTERESTS BY,
THROUGH, UNDER OR AGAINST
A NAMED DEFENDANT TO THIS
ACTION, OR HAVING OR CLAIM-
ING TO HAVE ANY RIGHT, TITLE
OR INTEREST IN THE PROPERTY
HEREIN DESCRIBED, are Defen-
dants, 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 September 2, 2021,
the following described property as
set forth in said Order or Final Judg-
ment, to-wit:

LOT 1054, BEACON SQUARE,
UNIT NINE, ACCORDING
TO THE PLAT THEREOF AS
RECORDED IN PLAT BOOK
9, PAGES 42 AND 43, OF THE
PUBLIC RECORDS OF PASCO
COUNTY, FLORIDA.

ANY PERSON CLAIMING AN IN-
TEREST 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 PROVID-
ED 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 August 5, 2021.

By: /s/ Fazia S. Corsbie
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
1460-179601 / BJB
August 13, 20, 2021 21-01179P

FIRST INSERTION

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

CASE No.
2021-CA-001299-CAAX-ES

THE BANK OF NEW YORK
MELLON TRUST COMPANY N.A.
AS SUCCESSOR IN INTEREST TO
ALL PERMITTED SUCCESSORS
AND ASSIGNS OF BANK ONE,
NATIONAL ASSOCIATION AS
TRUSTEE, OF THE GREENPOINT
MANUFACTURED HOUSING
CONTRACT TRUST,
PASS-THROUGH CERTIFICATES,
SERIES 2000-4,
Plaintiff vs.

UNKNOWN HEIRS,
DEWISEES, GRANTEES,
ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, AND
ALL OTHER PARTIES CLAIMING
AN INTEREST BY, THROUGH,
UNDER OR AGAINST THE
ESTATE OF RUBY B. KELLY,
DECEASED, ET
AL.,

Defendants

TO:

UNKNOWN HEIRS, DEWISEES,
GRANTEES, ASSIGNEES, LIENORS,
CREDITORS, TRUSTEES, AND ALL
OTHER PARTIES CLAIMING AN IN-
TEREST BY, THROUGH, UNDER OR
AGAINST THE ESTATE OF RUBY
B. KELLY, DECEASED
16519 CALDWELL LN, SPRINGHILL,
FL 34610

NANCY KELLY
16519 CALDWELL LANE, SPRING
HILL, FL 34610
CYNTHIA KELLY
16519 CALDWELL LANE, SPRING
HILL, FL 34610

16510 ROYALTON LANE, SPRING
HILL, FL 34610

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

THE SW 1/4 OF THE SW 1/4
OF THE NW 1/4 OF THE NE
1/4 OF SECTION 19, TOWN-

SHIP 24 SOUTH, RANGE
18 EAST, LESS THE SOUTH
40 FEET THEREOF, PASCO
COUNTY, FLORIDA.

TOGETHER WITH A 2000
EAGLE MANUFACTURED
HOME BEARING SERIAL#:
GAFLY54A85582ET21 AND
G A F L Y 5 4 B 8 5 5 8 2 E T 2 1 ;
TITLE#: 81310285 AND
81310324.

has been filed against you, and you are
required to serve a copy of your writ-
ten defenses, if any, to this action, on
Greenspoon Marder, LLP, Default De-
partment, Attorneys for Plaintiff, whose
address is Trade Centre South, Suite
700, 100 West Cypress Creek Road,
Fort Lauderdale, FL 33309, and file the
original with the Clerk within 30 days
after the first publication of this notice
in BUSINESS OBSERVER, on or be-
fore Sept 13, 2021; otherwise a default
and a judgment may be entered against
you for the relief demanded in the Com-
plaint.

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

WITNESS MY HAND AND SEAL
OF SAID COURT on this 11th day of
August, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.
As Clerk of said Court
By: Kelly Jeanne Symons
As Deputy Clerk

Greenspoon Marder, LLP
Trade Centre South, Suite 700
100 West Cypress Creek Road
Fort Lauderdale, FL 33309
954-343-6273
(32875.2133)
August 13, 20, 2021 21-01195P

FIRST INSERTION

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

CASE NO.:
2019CA003818CAAXWS
BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY,
Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF CYNTHIA J. DOUGLAS, et al,
Defendants.
 To: UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM INTEREST IN THE ESTATE OF CYNTHIA J. DOUGLAS

LAST KNOWN ADDRESS: UNKNOWN, CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit: THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN PASCO COUNTY, FLORIDA, TO-WIT: LOT SIXTEEN (16) AND THE EAST HALF (E/2) OF LOT FIFTEEN (15) LESS THE WEST 6 FEET OF THE SOUTH 90 FEET THEREOF, IN BLOCK ONE HUNDRED FOURTEEN (114) OF THE CITY OF NEW PORT RICHEY, FLORIDA; SAID LOTS AND BLOCK BEING DESIGNATED IN ACCORDANCE WITH THE REVISED PLAT OF SAID CITY RECORDED IN PLAT BOOK 4 AT PAGE 49 OF THE PUBLIC

RECORDS OF PASCO COUNTY, FLORIDA

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Orlando Deluca, Deluca Law Group, PLLC, 2101 NE 26th Street, Fort Lauderdale, FL 33305 and file the original with the Clerk of the above-styled Court on or before 9-13-2021 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before

your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. WITNESS my hand and seal of said Court on the 9 day of August, 2021.

CLERK OF THE CIRCUIT COURT
 As Clerk of the Court
 BY: /s/ Cynthia Ferdon-Gaede
 Deputy Clerk
 DELUCA LAW GROUP PLLC
 PHONE: (954) 368-1311 |
 FAX: (954) 200-8649
 service@delucalawgroup.com
 19-03457-F
 August 13, 20, 2021 21-01177P

FIRST INSERTION

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

CASE NO.
51-2020-CA-002414 ES
MIDFIRST BANK,
Plaintiff, vs.
ELOISE T. GARBER A/K/A ELOISE COMBASS TAYLOR, et al.,
Defendants.
 NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 4, 2021 in Civil Case No. 51-2020-CA-002414 ES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein MIDFIRST BANK is Plaintiff and ELOISE T. GARBER A/K/A ELOISE COMBASS TAYLOR, 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 7TH day of SEPTEMBER 2021 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

The North 1/2 of the East 1/2 of Tract 114 of ZEPHYRHILLS COLONY COMPANY LANDS SUBDIVISION of Section 15, Township 26 South, Range 21 East, recorded in Plat Book 1, Page 55, of the Public Records of Pasco County, Florida. TOGETHER WITH an ingress-egress easement over the South 15.00 feet of the North 1/2 of the West 1/2 of said Tract 114 of ZEPHYRHILLS COLONY COMPANY LANDS SUBDIVISION. Being known also as Lot 2 of HILL SUBDIVISION "B" as recorded in Official Records Book 3817, Pages 880 through 887,

of the Public Records of Pasco County, Florida.

Together with a 2000 Palm Harbor Manufactured Home, VIN Numbers PH0911829AFL and PH0911829BFL, Title Numbers 81134559 and 81134620, HUD Tag Numbers FLA 677521 and FLA 677520, located on said property. Parcel Number: 15-26-21-0030-11400-0020 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 Govern-

ment Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext. 8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services.

Robyn Katz, Esq.
 McCalla Raymer Leibert Pierce, LLC
 Attorney for Plaintiff
 110 SE 6th Street,
 Suite 2400
 Fort Lauderdale, FL 33301
 Phone: (407) 674-1850
 Fax: (321) 248-0420
 Email: MRSservice@mccalla.com
 Fla. Bar No.: 0146803
 6797050
 20-00961-3
 August 13, 20, 2021 21-01180P

FIRST INSERTION

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

CASE NO.
2019CA004175CAAXES
UNITED STATES OF AMERICA
ACTING THROUGH RURAL HOUSING SERVICE OR SUCCESSOR AGENCY, UNITED STATES DEPARTMENT OF AGRICULTURE
Plaintiff, v.
THE UNKNOWN HEIRS, GRANTEEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF KAREN MARIE WHITMAN A/K/A KAREN M. WHITMAN A/K/A KAREN MARIE DIERDORFF A/K/A KAREN M. DIERDORFF A/K/A KAREN W. DIERDORFF A/K/A KAREN PASHBY, DECEASED; GWEN MARIE WESTBROOK A/KA GWEN M. WESTBROOK A/KA GWEN WESTBROOK; CORY JAMES WHITMAN A/K/A CORY J. WHITMAN; KYLE ANTHONY WHITMAN A/K/A KYLE A. WHITMAN A/K/A KYLE WHITMAN; UNKNOWN TENANT 1; UNKNOWN TENANT 2; CLERK OF THE COURT, PASCO COUNTY, FLORIDA; FLORIDA DEPARTMENT OF CHILDREN AND FAMILIES O/B/O CALEB WHITMAN; GULF COAST ASSISTANCE, LLC; TIFFANY MCCLELLAN; PASCO COUNTY, FLORIDA; THE STATE OF FLORIDA DEPARTMENT OF REVENUE
Defendants.

erty situated in Pasco County, Florida, described as:

LOT 7, BLOCK 3, ZEPHYR HEIGHTS FIRST ADDITION, AS PER PLAT BOOK 8, PAGE 21, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 5333 TANGERINE DR, ZEPHYRHILLS, FL 33542-4698

at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, on September 20, 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 9 day of August, 2021.

eXL Legal, PLLC
 Designated Email Address: efilling@exllegal.com
 12425 28th Street North, Suite 200
 St. Petersburg, FL 33716
 Telephone No. (727) 536-4911
 Attorney for the Plaintiff
 By: Anna Judd Rosenberg
 FL Bar: 101551
 1000004326
 August 13, 20, 2021 21-01194P

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. 2017CA000499CAAXWS
WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST,
Plaintiff, vs.
MARGUERITE FASONE, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 28, 2021, and entered in 2017CA000499CAAXWS 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 MARGUERITE FASONE, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF DAVID S. AUSLANDER; MARGUERITE FASONE; and BANK OF AMERICA, NA 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 September 2, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 185, DODGE CITY FIRST ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 6, PAGE 116 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. PARCEL ID NO.: 32-26-16-0130-0000-1850
 Property Address: 5605 OCEAN-

IC RD, HOLIDAY, FL 34690
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 9 day of August, 2021.
 ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
 Attorney for Plaintiff
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 Telephone: 561-241-6901
 Facsimile: 561-997-6909
 Service Email: flmail@raslg.com
 By: (S)Laura Elise Goorland
 Laura Elise Goorland, Esquire
 Florida Bar No. 55402
 Communication Email:
 lgoorland@raslg.com
 15-029229 - MiM
 August 13, 20, 2021 21-01197P

SUBSEQUENT INSERTIONS

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000047TDAXXX
 NOTICE IS HEREBY GIVEN, That PLEASANT VALLEY CAPITAL LLC - 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1711824
 Year of Issuance: 06/01/2018
 Description of Property:
 32-26-16-0510-00000-6040
 FOREST HILLS UNIT 14 PB 9
 PG 33 LOT 604 OR 4320 PG 776
 Name(s) in which assessed:
 DANIEL VOORHEES
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021 21-01072P

OFFICIAL COURT HOUSE WEBSITES:

- MANATEE COUNTY:**
manateeclerk.com
- SARASOTA COUNTY:**
sarasotaclerk.com
- CHARLOTTE COUNTY:**
charlotte.realforeclose.com
- LEE COUNTY:**
leeclerk.org
- COLLIER COUNTY:**
collierclerk.com
- HILLSBOROUGH COUNTY:**
hillsclerk.com
- PASCO COUNTY:**
pasco.realforeclose.com
- PINELLAS COUNTY:**
pinellasclerk.org
- POLK COUNTY:**
polkcountyclerk.net
- ORANGE COUNTY:**
myorangeclerk.com

Check out your notices on: floridapublicnotices.com

Business Observer

Business Observer

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

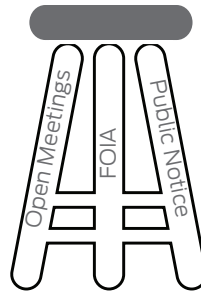
HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

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

Business Observer

Why Public Notice Should Remain in Newspapers

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



This is not about “newspapers vs the internet”.

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

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



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

prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:



Accessibility



Independence

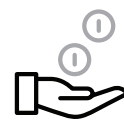


Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



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



Types Of Public Notices

Citizen Participation Notices



Government Meetings and Hearings



Land and Water Use



Meeting Minutes or Summaries



Creation of Special Tax Districts



Agency Proposals



School District Reports



Proposed Budgets and Tax Rates



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



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For legal notice listings go to: Legals.BusinessObserverFL.com

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

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer
BusinessObserverFL.com

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on August 27, 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.storage-treasures.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.storage-treasures.com.

0A160 - Popovich, George; 0A167 - Popovich, George; 0A183 - McGowan, Jennifer; 0B001 - Popovich, George; 0B002 - Popovich, George; 0B007 - Popovich, George; 0B114 - Rousey, Hannah; 0B117 - Hopkins, Korie; 0C001 - Popovich, George; 0C046 - Young, Mark; 0D001 - Popovich, George; 0E020 - Gryder, Lindsey; 0E026 - Goodwin, Teri; 0E109 - Walker, Marlene; 0E150 - Wright, Sherry; 0E214 - garber, Staci

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059
Time: 10:15 AM
Sale to be held at www.storage-treasures.com.

1003 - Gray, Destinie; 1030 - Maldonado, Eleyson; 1037 - Shultz, Michael T; 1047 - Lameiro, Barbara; 1051 - Marquez, John; 1078 - Ocasio, Dennissa; 1125 - Chippis, Brian; 1215 - Lugo, Nelson; 2015 - Davis, Harley; 2024 - Noguera, Rose; 2187 - Eisinger, Kathy; 2271 - micale, Crystal; 3032 - headley, Tamars; 3098 - Dudley, Antonio; 3130 - Kulwicki, John; 3204 - Josefowitz, Michael; 3322 - Conmy, Michelle; 3353 - Poelvoorde, Ashley; RV05 - headley, Tamars; RV06 - Pease, Shauna

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429
Time: 10:30 AM
Sale to be held at www.storage-treasures.com.

A0001 - Zatarain, Jon; A0016 - Veal, Jennifer; E1144 - Teal, Darryl; E1184 - Rhoades, Taylor; E1244 - Bickhardt, GREGORY; E2201 - Wayman, Toni; E2247 - Johnston, Brianna; E2333 - Hadziutko, Diana

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.storage-treasures.com.

2581 - Ortiz, Christina; 3339 - Downs, Alexandria; 3445 - Melching, Steven; 3521 - Carter, Jerry; 3531 - Kammerer, David; 4143 - Colvin, Rebecca; 4214 - Boyer, Gilbert; 4303 - Williamson, Adam; 4345 - Naumann, Laura N; 4363 - Guerrero, Alexandria; 4526 - Lopez, Luis; 4687 - Stillwagon, Emma; 4709 - Warr, Andrew; 4725 - beck, Holly

PUBLIC STORAGE # 26595, 2262 US Highway 19, Holiday, FL 34691, (727) 605-0911
Time: 11:15 AM
Sale to be held at www.storage-treasures.com.

054 - Castro, Jason; 079 - Moore, Virginia; 105 - taylor, Kevin; 121 - Carr III, Alvis; 122 - Brazil, Patrick; 154 - Hatch, Mark; 155 - Hatch, Mark; 156 - Hogan, Belinda; 199 - Atkinson, Michael; 248 - Atkinson, Michael; 340 - Shartle, Andrew; 388A - Noguera, Alfredo; 402 - Vitello, Steven; 407 - Silva, Jolena; 436 - Taylor, Darius; 446 - baez, Willy; 480 - Bridgewater, Claudette; 533 - Butler, Jerrod

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.
August 6, 13, 2021 21-01154P

FOURTH INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
CIVIL DIVISION
CASE NO.
2021-CA-000588-ES

DANA S. KUHN'S,
Plaintiff, v.
RUSSELL FINLAY; LEANNE FINLAY; AND ELIAS SANCHEZ,
Defendants.
ELIAS SANCHEZ,
Counterplaintiff, v.
DANA S. KUHN'S; DARIN SCOTT DAHL, AS AN HEIR OF VICTORIA L. DAHL, DECEASED; THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITOR, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, OR UNDER THE ESTATE OF VICTORIA L. DAHL, DECEASED; CHAMPION MORTGAGE COMPANY; THE UNITED STATES OF AMERICA THROUGH THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; BRADLEY ALSTON MURRAY, AS AN HEIR OF WILLIAM B. MURRAY, DECEASED; LYNDIA MURRAY BRESNICK, AS AN HEIR OF WILLIAM B. MURRAY, DECEASED; AND AMANDA MURRAY DEVRIES, AS AN HEIR OF WILLIAM B. MURRAY, DECEASED; AND THE UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITOR, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, OR UNDER THE ESTATE OF WILLIAM B. MURRAY, DECEASED
Counterdefendants.

TO: COUNTERDEFENDANTS, the Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditor, Trustees, and all Other Parties Claiming an Interest by, Through, or Under the Estate of Victoria L. Dahl, deceased, and the Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditor, Trustees, and all Other Parties Claiming an Interest by, Through, or Under the Estate of William B. Murray, deceased.

YOU ARE NOTIFIED that an action has been filed against you to establish an implied grant of way of necessity, a statutory way of necessity, or a prescriptive easement on property located in Pasco County, Florida:

The West 25 feet of the following properties:
Ranches of Richard - Parcel #1
PARCEL #1: Commence at the Southeast corner of Section 24, Township 25 South, Range 21 East, Pasco County, Florida; thence run S 89°57'53" W, along the South boundary of said Section 24, 661.85' to the Southeast corner of the West ½ of the SE ¼ of the SE ¼ of said Section 24; thence run N 00°06'39" E, along

the East boundary of said West ½ of the SE ¼ of the SE ¼ of said Section 24, 997.63' for a Point of Beginning; thence run N 89°59'41" W, 660.93' to the West boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°09'54" E, along said West boundary, 324.36' to the Northwest corner of said West ½ of the SE ¼ of the SE ¼; thence run S 89°58'52" E, along the North boundary of said West ½ of the SE ¼ of the SE ¼, 660.62' to the Northeast corner of said West ½ of the SE ¼ of the SE ¼; thence run S 00°06'39" W, along the East boundary of said West ½ of the SE ¼ of the SE ¼, 324.21' to the Point of Beginning. Subject to and together with an easement for ingress and egress over and across the West 70.00' of said West ½ of the SE ¼ of the SE ¼.

Ranches of Richland - Parcel #2
PARCEL #2: Commence at the Southeast corner of Section 24, Township 25 South, Range 21 East, Pasco County, Florida; thence run S 89°57'53" W, along the South boundary of said Section 24, 661.85' to the Southeast corner of the West ½ of the SE ¼ of the SE ¼ of said Section 24; thence run N 00°06'39" E, along the East boundary of said West ½ of the SE ¼ of the SE ¼, 673.42' to the Point of Beginning; thence run S 89°59'30" W, 661.24' to the West boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°09'54" E, along said West boundary, 324.36'; thence run S 89°59'41" E, 660.93' to the East boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°06'39" W, along said East boundary, 324.21' to the Point of Beginning. Subject to and together with an easement for ingress and egress over and across the West 70.00' of said West ½ of the SE ¼ of the SE ¼.

Ranches of Richland - Parcel #3
PARCEL #3: Commence at the Southeast corner of Section 24, Township 25 South, Range 21 East, Pasco County, Florida; thence run S 89°57'53" W, along the South boundary of said Section 24, 661.85' to the Southeast corner of the West ½ of the SE ¼ of the SE ¼ of said Section 24; thence run N 00°06'39" E, along the East boundary of said West ½ of the SE ¼ of the SE ¼, 349.21' for a Point of Beginning; thence run S 89°58'42" W, 661.54' to the West boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°09'54" E, along said West boundary, 324.36'; thence run N 89°59'30" E, 661.24' to the East boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°06'39" W, along said East boundary, 324.21' to the Point of Beginning. Subject to and together with an easement for ingress and egress over and across the West 70.00' of said West ½ of the SE ¼ of the SE ¼.

AND

That part of Murray Subdivision as contained in instrument filed November 14, 1996 in O.R. Book 3658, Page 499, Public Records of Pasco County, Florida, being more particularly described as follows: The West ½ of the following described parcel:
Commence at the Southeast corner of Section 24, Township 25 South, Range 21 East, Pasco County, Florida, thence run S 89°57'53" W, along the South boundary of said Section 24, 661.85 feet to the Southeast corner of the West ½ of the SE ¼ of the SE ¼ of said Section 24; thence run N 00°06'39" E, along the East boundary of said West ½ of the SE ¼ of the SE ¼, 25.00 feet for a Point of Beginning; thence run S 89°57' 53" W, 661.85 feet to the West boundary of said West ½ of the SE ¼ of the SE ¼; thence run N 00°09'54" E, along said West boundary, 324.36 feet; thence run N 89°58'42" E, 661.54 feet to the East boundary of said West ½ of the SE ¼ of the SE ¼; thence run S 89°57'53" W, along the South boundary of said Section 24, 661.85' to the Southeast corner of the West ½ of the SE ¼ of the SE ¼ of said Section 24; thence run N 00°06'39" E, along the East boundary of said West ½ of the SE ¼ of the SE ¼, 673.42' to the Point of Beginning. Subject to and together with an easement for ingress and egress over and across the West 70.00 feet of said West ½ of the SE ¼ of the SE ¼.

You are required to serve a copy of your written defenses, if any, upon Plaintiffs' Attorney, Jacqueline F. Perez, Esquire, whose address is Awerbach|Cohn, 28100 U.S. Hwy. 19 North, Suite 104, Clearwater, Florida 33761, within 30 days of the first date of Aug. 23, 2021 publication, 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 or petition.

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

WITNESS, my hand and seal of this Court on this 21st day of July, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.
CLERK OF THE CIRCUIT COURT
By: Kelly Jeanne Symons (SEAL)
Deputy Clerk
July 23, 30; August 6, 13, 2021 21-01097P

SECOND INSERTION

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 August 24, 2021, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line August 13, 2021, at 6:00am and ending August 24, 2021 at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
Glen M Moore	B010
Jacqueline Shannon	I201
Danny I Spruill	G050

August 6, 13, 2021 21-01171P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000053TDAAXX
NOTICE IS HEREBY GIVEN, That LIEGE TAX LIENS LLC 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1706825
Year of Issuance: 06/01/2018
Description of Property:
22-24-16-0060-00000-3470
SEA PINES UNIT 6 UNREC LOT 347 DESC AS COM AT SE COR OF NE1/4 TH N89DG 36' 55"W 2718.69 FT TH N46DG 15' 31"E 1141.86 FT TH N89DG 36' 55"W 213.09 FT FOR POB TH S00DG 23' 5"W 100 FT TH N89DG 36' 55"W 60 FT TH N00DG 23' 5"E 100 FT TH S89DG 36' 55"E 60 FT TO POB OR 4161 PG 482

Name(s) in which assessed: TRACY A OBERMIER
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
June 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Bonilla
Deputy Clerk
July 23, 30; August 6, 13, 2021 21-01075P

SECOND INSERTION

NOTICE OF ACTION FOR TERMINATION OF PARENTAL RIGHTS AND STEPPARENT ADOPTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

Case No.: 2021DR001373DRAX/W
IN RE: THE MATTER OF THE ADOPTION OF KOURTNEY BRYNN ROSAS-ROGERS AND KENNEDY MIA ROSAS-ROGERS, TO: Midin Abel Rosas

YOU ARE NOTIFIED that a Joint Petition for Adoption by Stepparent has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Mischelle D'Angelo, Esquire; whose address is 7730 Little Road Suite B, New Port Richey, Florida 34654, on or before 9-6-2021, and file the original with the clerk of this Court at PASCO County Courthouse, 7530 Little Road, New Port Richey, Florida 34654, before service on Petitioners or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The minor children are identified as follows:

Name	Date of Birth
Place of Birth	
Kourtney Brynn Rosas-Rogers	07/10/2009
Tarpon Springs, Florida	
Kennedy Mia Rosas-Rogers	02/08/2008
Tarpon Springs, Florida	
Physical Description;	
of Respondent:	
Age: 45	
Race: Hispanic	
Hair Color: Black	
Eye Color: Brown	
Approximate Height: 6'1	
Approximate Weight:	

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office.

Dated: 8-3-2021
CLERK OF THE CIRCUIT COURT
By: /s/ Cynthia Ferdon-Gaede
Deputy Clerk
August 6, 13, 20, 27, 2021 21-01161W

SECOND INSERTION

NOTICE OF TRUST ADMINISTRATION

IN THE CIRCUIT COURT OF PASCO COUNTY, FLORIDA
PROBATE DIVISION
In Re: Estate of
LINDA ANN KEEGAN ROBERTS,
Deceased

This shall serve as Notice of Trust Administration of the GLENN AND LINDA ROBERTS LIVING TRUST u/t/d 3/31/12 as Amended 6/12/19. The above referenced Decedent was Grantor/Beneficiary of the captioned Trust. Decedent's date of death was July 7, 2021. No administration is required for the Decedent's estate. The name and address of the Trustee is Karen Lyn Roberts, 1822 North Belcher Road, Suite 200, Clearwater, Florida 33765, and the Trustee's attorney's name and address is set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

Any interested person upon whom this Notice is served who intends to challenge the validity of the Trust or the qualifications of the Trustee, and all persons having claims against the Decedent's estate who are served with a copy of this Notice, are required to serve the Trustee or her attorney with such objection or claim 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 that person.

Persons having claims against the estate who are not known to the Trustee and whose names or addresses are not reasonably ascertainable, must serve all claims against the estate within three (3) months after the date of the first publication of this Notice.

All Claims And Objections Not So Served Are Forever Barred.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS AUG. 6, 2021.

Trustee
KAREN LYN ROBERTS
1822 North Belcher Road, Suite 200
Clearwater, Florida 33765
Attorney for Trustee
GEORGE G. PAPPAS, ESQ.
Florida Bar No. 109312
1822 North Belcher Road, Suite 200
Clearwater, Florida 33765
Telephone: 727-447-4999
August 6, 13, 2021 21-01145P

SECOND INSERTION

NOTICE OF TRUST ADMINISTRATION

IN THE CIRCUIT COURT OF PASCO COUNTY, FLORIDA
PROBATE DIVISION
In Re: Estate of
GLENN KENNETH ROBERTS,
Deceased

This shall serve as Notice of Trust Administration of the GLENN AND LINDA ROBERTS LIVING TRUST u/t/d 3/31/12 as Amended 6/12/19. The above referenced Decedent was Grantor/Beneficiary of the captioned Trust. Decedent's date of death was January 2, 2021. No administration is required for the Decedent's estate. The name and address of the Trustee is Karen Lyn Roberts, 1822 North Belcher Road, Suite 200, Clearwater, Florida 33765, and the Trustee's attorney's name and address is set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

Any interested person upon whom this Notice is served who intends to challenge the validity of the Trust or the qualifications of the Trustee, and all persons having claims against the Decedent's estate who are served with a copy of this Notice, are required to serve the Trustee or her attorney with such objection or claim 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 that person.

Persons having claims against the estate who are not known to the Trustee and whose names or addresses are not reasonably ascertainable, must serve all claims against the estate within three (3) months after the date of the first publication of this Notice.

All Claims And Objections Not So Served Are Forever Barred.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS AUG. 6, 2021.

Trustee
KAREN LYN ROBERTS
1822 North Belcher Road, Suite 200
Clearwater, Florida 33765
Attorney for Trustee
GEORGE G. PAPPAS, ESQ.
Florida Bar No. 109312
1822 North Belcher Road, Suite 200
Clearwater, Florida 33765
Telephone: 727-447-4999
August 6, 13, 2021 21-01146P

NOTICE OF SALE

BY PORT RICHEY POLICE DEPARTMENT

To be sold at public auction, Saturday, August 14, 2021 at 9:00 a.m. on the premises of Tampa Machinery Auction, Inc. (Licensed AB135/AUG871), located on U.S. Highway 301 five miles north of I-4. Vehicles and equipment are available for inspection at the above location on Friday before the sale. Interested parties may obtain information and bid conditions by contacting Tampa Machinery Auction, Inc. at (813) 986-2485 or visiting (www.tmauction.com). The sale is open to the public; however you must be sixteen or older with a proper I.D. to attend. All items are sold AS-IS, with no warranty of any kind. The Police Department reserves the right to reject any and all bids and to accept only bids that in its best judgment are in the best interest of the Police Department.

Port Richey Police Department prohibits discrimination in all services, programs or activities on the basis of race, color, national origin, age, disability, sex, marital status, familial status, religion, or genetic information. Persons with disabilities who require assistance or alternative means for communication of program information (Braille, large print, audiotape, etc.), or who wish to file a complaint, should contact: Ryan Rungta, Police Service Technician, Port Richey Police Department, Phone: 727-835-0974, Email: r.runge@cityofportrichey.com.
August 6, 13, 2021 21-01172P

SECOND INSERTION

NOTICE OF PUBLIC SALE

United of Pasco Self Storage, U-Stor Ridge Rd., and U-Stor Zephyrhills will be held on August 25th, 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

B78 Lori Wernet
B212 MaryAnn White
B231 Deborah Jacobson
B309 Andrea Dial

B364 Vigillea Garlington
B10, B11, B21 Lori Wernet
D513 AC Nora Ocasio
R110 Nora Ocasio

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

B2 Robert Lee Moore
B4 Robert Lee Moore
E31 Errol Martinez, Jr.
F68 Shnell Lynette Pierce

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

B33 John Glover
G16 Barbara Finley

August 6, 13, 2021 21-01169P

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



FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000049TDAXXX
NOTICE IS HEREBY GIVEN,
 That LIEGE TAX LIENS LLC 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1701214
 Year of Issuance: 06/01/2018
 Description of Property:
 14-25-21-0020-00000-0380
 CENTENNIAL ESTATES PB 49
 PG 031 LOT 38 OR 6168 PG 347
 OR 7602 PG 499
 Name(s) in which assessed:
 JAMES FLANNERY
 DEBORAH A KOTELES
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01073P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000044TDAXXX
NOTICE IS HEREBY GIVEN,
 That LIEGE TAX LIENS LLC 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1700607
 Year of Issuance: 06/01/2018
 Description of Property:
 22-24-21-0030-01000-0010
 LAKE GEORGE PK PB 4 PG 32
 LOTS 1 & 2 BLK 10 OR 4912 PG 171
 Name(s) in which assessed:
 ENRIQUE PEREZ
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01070P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000052TDAXXX
NOTICE IS HEREBY GIVEN,
 That EVERMORE FUNDING LLC - 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1703104
 Year of Issuance: 06/01/2018
 Description of Property:
 17-26-20-001C-00C00-3100
 SADDLEBROOK CONDO CLUSTER 3 PB 19 PG 130 UNIT 310
 BLDG C OR 9231 PG 1291
 Name(s) in which assessed:
 RICH SANSONE
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01074P

THIRD INSERTION

NOTICE OF SHERIFF'S SALE
 Notice is hereby given that pursuant to a Writ of Execution issued in Pasco County Civil Court, Court of Pasco County, Florida on the 26th day of August, 2019, in the cause wherein Suncoast Schools Federal Credit Union, was Plaintiff, and Arnold E Wells, was Defendant, being case number 51-09-CA-6211-WS in said Court.
 I, Chris Nocco, as Sheriff of Pasco County, Florida, have levied upon all the right, title, and interest of the defendant, Arnold E Wells, in and to the following described property, to wit:
 2017 Silver Jeep Wrangler
 VIN #1C4HJWDGXHL754317
 Tag #LCTW37
 I shall offer this property for sale "AS IS" on August 24, 2021, at 10:00am or as soon thereafter as possible, at Crockett's Towing -13601 US-41, Spring Hill, FL 34610 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.
 Kass Shuler, P.A.
 Jeffrey J. Mouch, Esq.
 PO Box 800
 Tampa, FL 33601
 CHRIS NOCCO, as Sheriff
 Pasco County, Florida
 July 30; August 6, 13, 20, 2021
 By: Sgt. John Dill Deputy Sheriff
 21-01126P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000059TDAXXX
NOTICE IS HEREBY GIVEN,
 That OWEN LEE SPENDLOVE ELF TRAIL INVESTMENTS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1700270
 Year of Issuance: 06/01/2018
 Description of Property:
 26-23-21-0000-01000-0000
 N 60 FT OF S 540 FT OF SW1/4 OF NW1/4 OF NE1/4 EXC W 100 FT DB 128 PG 488 & EXC E 210 FT
 Name(s) in which assessed:
 BENNIE CLAY HODO
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01078P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000058TDAXXX
NOTICE IS HEREBY GIVEN,
 That OWEN LEE SPENDLOVE ELF TRAIL INVESTMENTS LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1700261
 Year of Issuance: 06/01/2018
 Description of Property:
 24-23-21-0070-00200-0110
 G.O WEEMS SUB W1/2 TR 10 PB 2 PG 36 LOT 11 BLOCK 2 OR 7065 PG 487
 Name(s) in which assessed:
 CASSIE AVALOS
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01077P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000035TDAXXX
NOTICE IS HEREBY GIVEN,
 That MIKON FINANCIAL SERVICES INC AND OCEAN BANK, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1711564
 Year of Issuance: 06/01/2018
 Description of Property:
 31-26-16-0050-00000-1300
 CREST RIDGE GARDENS 2 PB 8 PG 3 LOT 130 OR 9618 PG 1211
 Name(s) in which assessed:
 ARKA HOMES LLC
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01066P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000038TDAXXX
NOTICE IS HEREBY GIVEN,
 That PLEASANT VALLEY CAPITAL LLC - 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1702067
 Year of Issuance: 06/01/2018
 Description of Property:
 13-26-21-0140-00000-1030
 MEADOWOOD ESTATES PB 15 PG 106 LOT 103
 Name(s) in which assessed:
 DOROTHY MCDONALD ET AL
 ESTATE OF THOMAS CALLAHAN
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01067P

SECOND INSERTION

NOTICE OF ACTION
 BY PUBLICATION
 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CASE NO.: 2020CA000688
AVALON PARK WEST RESIDENTIAL OWNERS ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, v. RENE L. HUTCHINS, ET. AL., Defendants.
 TO: RENE L. HUTCHINS, 5668 Fisher Glen Loop, Wesley Chapel, FL 33545-3246 and RENE L. HUTCHINS, 31408 Golden Gate Dr., Wesley Chapel, FL 33545
YOU ARE HEREBY NOTIFIED that an action to foreclose a Claim of Lien on the following property in Pasco County: Lot(s) 62, Block 28, NEW RIVER LAKES PHASE 1 PARCEL "D" - PARTIAL REPLAT, according to the Plat thereof as recorded in Plat Book 68, Pages 119 through 124, of the Public Records of Pasco County, Florida., 5668 Fisher Glen Loop, Wesley Chapel, FL 33545-3246 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Frank A. Ruggieri, attorney for the Plaintiff, Avalon Park West Residential Owners Association, Inc., whose address is 111 N. Orange Avenue, Suite 725, Orlando, FL 32801, and file the original with the clerk of the above-styled court by Sept 7, 2021 within 30 days after the first publication of this Notice of Action, otherwise a default will be entered against you for the relief prayed for in the complaint or petition.
 This notice shall be published once a

SECOND INSERTION

NOTICE OF ACTION
 IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
 GENERAL JURISDICTION
 DIVISION
CASE NO. 2021CC001927
POINTE WEST CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION, PLAINTIFF, v. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LINDA A. BROGIE; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2, DEFENDANTS.
 TO: Unknown Heirs, Beneficiaries, Spouse, Devisees, Assignees, Lienors, Creditors, Trustees, And All Others Who May Claim An Interest In The Estate Of Linda A. Brogie
 11734 Carissa Lane
 New Port Richey, FL 34654-1618
 Unknown Heirs, Beneficiaries, Spouse, Devisees, Assignees, Lienors, Creditors, Trustees, And All Others Who May Claim An Interest In The Estate Of Linda A. Brogie
 1210 Jennings Drive
 Holiday, FL 34690
YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:
 That certain condominium parcel described as Unit 46-A, Pointe West Condominium, a Condominium and an undivided share in the common elements appurtenant thereto according to the Declaration of Condominium of Pointe West, as recorded in Official Records Book 700, Page 319, and amendments thereto and the plat thereof as

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000040TDAXXX
NOTICE IS HEREBY GIVEN,
 That LIEGE TAX LIENS LLC 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1712077
 Year of Issuance: 06/01/2018
 Description of Property:
 25-26-15-0050-00000-2990
 ALOHA GARDENS UNIT 4 PB 10 PG 26 LOT 299 OR 1777 PG 196 & OR 7262 PG 1962 OR 8560 PG 2315
 Name(s) in which assessed:
 RITA M AXEN REVOC LIV TRUST
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01068P

week for four consecutive weeks in the Heritage Florida Jewish News.
 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 said court at Pasco County, Florida on this 29 day of July, 2021.
 Clerk of the Circuit Court
 Pasco County, Florida
 Nikki Alvarez-Sowles, Esq.
 By: Kelly Jeanne Symons
 Deputy Clerk
 /S/ Frank A. Ruggieri
 FRANK A. RUGGIERI, ESQ.
 Florida Bar No.: 0064520
 THE RUGGIERI LAW FIRM, P.A.
 111 N. Orange Avenue, Ste. 725
 Orlando, Florida 32801
 Phone: (407) 395-4766
 pleadings@ruggierilawfirm.com
 Attorneys for Plaintiff
 August 6, 13, 2021
 21-01143P

recorded in Plat Book 12, Pages 40, 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:
 CAROLYN C. MEADOWS, ESQ. (JB)
 Plaintiffs attorney, whose address is:
 BECKER & POLIAKOFF, P.A.
 Six Mile Corporate Park
 12140 Carissa Commerce Court
 Suite 200
 Fort Myers, FL 33966
 Primary:
 cofoservicemail@beckerlawyers.com
 on or before 30 days from the first date of publication, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.
 If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.
 WITNESS my hand and the seal of said Court 8-3-2021
 Nikki Alvarez-Sowles, Esq.
 Clerk & Comptroller
 as Clerk of the Court
 By: /s/ Cynthia Ferdon-Gaede
 As Deputy Clerk
 August 6, 13, 2021
 21-01162P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000041TDAXXX
NOTICE IS HEREBY GIVEN,
 That PLEASANT VALLEY CAPITAL LLC - 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1708438
 Year of Issuance: 06/01/2018
 Description of Property:
 15-25-16-054A-00000-3850
 REGENCY PARK UNIT 1 PB 11 PGS 58-59 LOT 385 OR 8275 PG 1597
 Name(s) in which assessed:
 EDWARD KAHN
 ROBYN KAHN
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01069P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000057TDAXXX
NOTICE IS HEREBY GIVEN,
 That PLEASANT VALLEY CAPITAL LLC - 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1701959
 Year of Issuance: 06/01/2018
 Description of Property:
 11-26-21-0010-10700-0080
 CITY OF ZEPHYRHILLS PB 1 PG 54 SOUTH 1/2 OF LOT 7 AND ALL OF LOTS 8 & 9 BLOCK 107 OR 9534 PG 2290
 Name(s) in which assessed:
 JAMES BEVERLY
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01076P

SECOND INSERTION

NOTICE OF ACTION
 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
 CIVIL ACTION
CASE NO.: 51-2021-CA-000169WS
FINANCE OF AMERICA REVERSE LLC, Plaintiff, vs. DREAMA ALSLEV, et al, Defendant(s).
 To:
 DREAMA ALSLEV
 Last Known Address:
 8621 LONGBOAT LANE
 HUDSON, FL 34667
 Current Address: Unknown
YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida:
 LOT 169 OF THE UNRECORDED PLAT OF SEA PINES UNIT SEVEN. A PORTION OF SECTION 14, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS:
 COMMENCE AT THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION 14; THENCE RUN ALONG THE EAST LINE OF THE WEST 1/2 OF SAID SECTION 14, NORTH 0 DEGREES 05 MINUTES 02 SECONDS WEST, A DISTANCE OF 1,417.42 FEET; THENCE NORTH 89 DEGREES 35 MINUTES 46 SECONDS WEST A DISTANCE OF 20.25 FEET; THENCE NORTH 0 DEGREES 03 MINUTES 14 SECONDS EAST, A DISTANCE OF 550 FEET; THENCE SOUTH 89 DEGREES 35 MINUTES 46 SECONDS EAST, A DISTANCE OF 823 FEET FOR A POINT OF BEGINNING; THENCE NORTH 0 DEGREES 03 MINUTES 14 SECONDS EAST, A DISTANCE OF 100 FEET; THENCE SOUTH 89 DEGREES 35 MINUTES 46 SECONDS EAST, A DISTANCE OF 64 FEET; THENCE SOUTH 0 DEGREES 03 MINUTES 14 SECONDS WEST, A DISTANCE

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000046TDAXXX
NOTICE IS HEREBY GIVEN,
 That LIEGE TAX LIENS LLC 18, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1707176
 Year of Issuance: 06/01/2018
 Description of Property:
 33-24-16-0140-00000-1660
 PLEASURE ISLES 3RD ADDITION PB 8 PG 28 LOTS 166 & 167 OR 1652 PG 792 OR 9352 PG 434
 Name(s) in which assessed:
 CHERYL LORENTSEN & ET AL
 DAVID R LORENTSEN JR & ET AL
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01071P

FOURTH INSERTION

Notice of Application for Tax Deed 2021XX000060TDAXXX
NOTICE IS HEREBY GIVEN,
 That BUFFALO BILL LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
 Certificate #: 1703967
 Year of Issuance: 06/01/2018
 Description of Property:
 05-24-18-0010-00000-0140
 LEISURE HILLS UNREC PLAT LOT 14 DSCB AS EAST 1/2 OF NW1/4 OF NE1/4 OF NE1/4 OF NW1/4 LESS NORTH 50 FT & EAST 25 FT THEREOF FOR RD R/W OR 5735 PG 1567
 Name(s) in which assessed:
 MICHAEL PARISI JR
 All of said property being in the County of Pasco, State of Florida
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on August 26, 2021 at 10:00 am.
 June 30, 2021
 Office of Nikki Alvarez-Sowles, Esq.
 Pasco County Clerk & Comptroller
 By: Denisse Bonilla
 Deputy Clerk
 July 23, 30; August 6, 13, 2021
 21-01079P

OF 100 FEET; THENCE NORTH 89 DEGREES 35 MINUTES 46 SECONDS WEST, A DISTANCE OF 64 FEET TO THE POINT OF BEGINNING.
 A/K/A 8621 LONGBOAT LANE HUDSON FL 34667
 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, Plaintiffs 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.
 This notice shall be published once a week for two consecutive weeks in the Business Observer.
 **See the Americans with Disabilities Act
 If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:
 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654 Phone: 727.847.8110 (voice) in New Port Richey or 352.521.4274, ext 8110 (voice) in Dade City or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests.
 Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.
 WITNESS my hand and the seal of this court on this 28 day of July, 2021.
 Clerk of the Circuit Court
 By: /s/ Cynthia Ferdon-Gaede
 Deputy Clerk
 Albertelli Law
 P.O. Box 23028
 Tampa, FL 33623
 NL - 20-012981
 August 6, 13, 2021
 21-01138P

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. 2020CA000150CAAXWS FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. SARAH CARR, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 22, 2021, and entered in 2020CA000150CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOHN COX JR. A/K/A JOHN HAROLD COX, JR., DECEASED; and SARAH CARR 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 August 31, 2021, the following described property as set forth in said Final Judgment, to wit: LOTS 71 AND 72, BLOCK 278, MOON LAKE ESTATES, UNIT 20, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 15-17 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 12735 VALIMAR RD, NEW PORT RICHEY, FL 34654 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031. IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice)

in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 3 day of August, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /s/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 19-409393 - LaH August 6, 13, 2021 21-01165P

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 51-2021-CA-001082-ES WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF THE ASPEN G TRUST, A DELAWARE STATUTORY TRUST, Plaintiff, v. VANESSA VINCENT BLAKE AKA VENESSA VINCENT; DAVID A. BLAKE AKA BLAKE A. DAVID; FTL FINANCE; PALM COVE OF WESLEY CHAPEL HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT I; UNKNOWN TENANT II; AND ANY UNKNOWN HEIRS, DEVISEES, GRANTEEES, CREDITORS, AND OTHER UNKNOWN PERSONS OR UNKNOWN SPOUSES CLAIMING BY, THROUGH AND UNDER ANY OF THE ABOVE-NAMED DEFENDANTS, Defendant(s). TO: DAVIDA. BLAKE AKA BLAKE A. DAVID 7831 Blackhill Street Wesley Chapel, FL 33544 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida: Lot 7, Block 1, Palm Cove Phase 1A, according to the map or plat thereof, as recorded in Plat Book 51, Page(s) 94 through 99, inclusive, of the Public Records of Pasco County, Florida. PARCEL ID NO.: 33-25-20-0040-00100-0070 ADDRESS: 7831 Blackhill

Street, Wesley Chapel, FL 33544 has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, September 7, 2021 if any, on Sean K. Mills, Esq. of O'Kelley & Sorohan, LLC, the plaintiffs attorney, whose address is 301 E. Pine Street, Suite 125, Orlando, FL 32801, and file the original with this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint or petition. 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: July 28, 2021 CLERK OF THE CIRCUIT COURT Nikki Alvarez-Sowles, Esq. By: Kelly Jeane Symons Deputy Clerk O&S #1079-059 August 6, 13, 2021 21-01142P

SECOND INSERTION

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 August 24, 2021, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line August 13, 2021, at 6:00am and ending August 24, 2021, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods. Name Unit Helene K Leventis 54 August 6, 13, 2021 21-01170P

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA Case No.: 2021 DR 3141-WS-F David Day, Petitioner, and Erin Minnick, Respondent. TO: Erin Elizabeth Minnick Day 5615 Gall Blvd. Zephyrhills, FL 33542 YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on David Michael Day whose address is 9802 Eden Ave. Hudson, FL 34667 on or before 9-6-2021, and file the original with the Clerk of this Court at 7530 Little Rd, New Port Richey, FL, 34654 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition. The action is asking the court to decide how the following real or personal property should be divided: NONE Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request. You must keep the Clerk of the Circuit Court's office notified of your current address/email address. (You may file Notice, Florida Family Law Form 12.915.) Future papers in this lawsuit will be mailed to the address on record at the clerk's office. WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Dated: 8-22-2021 CLERK OF THE CIRCUIT COURT By: /s/ Cynthia Ferdon-Gaede Deputy Clerk August 6, 13, 20, 27, 2021 21-01160P

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION Case No.: 2020CA002673CAAXWS MADISON ALAMOSA HECM, LLC, Plaintiff, -vs- THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ESMERALDA MARTIN, DECEASED; JOHN MARTIN AND UNKNOWN SPOUSE OF JOHN MARTIN; IRIA MARTIN KURTZ AND UNKNOWN SPOUSE OF IRIA MARTIN KURTZ, 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 MARTIN AND UNKNOWN SPOUSE OF JOHN MARTIN; IRIA MARTIN KURTZ AND UNKNOWN SPOUSE OF IRIA MARTIN KURTZ; THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; FAIRWAY

HOMES AT MEADOW OAKS HOMEOWNERS ASSOCIATION, INC.; UNKNOWN TENANT 1; UNKNOWN TENANT 2, 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 6, BLOCK I, MEADOW OAKS PARCELS I & O, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 36, PAGES 6 THROUGH 10, 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. on August 31, 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 29th day of July, 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 Thanasides Bringold Elliott Rimaldi Guito & Matthews, P.A. 500 E. Kennedy Blvd., Suite 200 Tampa, Florida 33602 813-223-0000 Tel.; 813-899-6069 Fax Attorneys for Plaintiff August 6, 13, 2021 21-01140P

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE 6th JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO: 2020CC001648 ROSEWOOD AT RIVER RIDGE HOMEOWNERS ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. DAVID J. GORALL; UNKNOWN SPOUSE OF DAVID J. GORALL; 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, Clerk of Court, will sell all the property situated in Pasco County, Florida described as: Lot 153, ROSEWOOD AT RIVER RIDGE, PHASE I, according to the Plat thereof as recorded in Plat Book 29, Page 22, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid. A/K/A 7836 Bengal Lane, New Port Richey, FL 34654 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 August 31, 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 August 6, 13, 2021 21-01164P

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT FOR THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2018CA002736 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-NC1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-NC1, Plaintiff, vs. UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RAYMOND PETER DEMBINSKI, JR. A/K/A RAYMOND P. DEMBINSKI, JR., DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; LINDA DEMBINSKI A/K/A LINDA DARLENE MONIN A/K/A LINDA DARLENE ABBEY; RACHEL DEMBINSKI; AMY DEMBINSKI; UNKNOWN TENANT #1; UNKNOWN TENANT #2; 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, GRANTEEES, OR OTHER CLAIMANTS, Defendant(s). NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated December 2, 2020, and entered in Case No. 2018CA002736 of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2007-

NC1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-NC1, is Plaintiff and UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF RAYMOND PETER DEMBINSKI, JR. A/K/A RAYMOND P. DEMBINSKI, JR., DECEASED, WHETHER SAID UNKNOWN PARTIES CLAIM AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS; LINDA DEMBINSKI A/K/A LINDA DARLENE MONIN A/K/A LINDA DARLENE ABBEY; RACHEL DEMBINSKI; AMY DEMBINSKI; UNKNOWN TENANT #1; UNKNOWN TENANT #2; 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, GRANTEEES, OR OTHER CLAIMANTS, 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 25th day of August, 2021, the following described property as set forth in said Final Judgment, to wit: THAT PORTION OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA; BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHWEST 1/4 OF SECTION 5, TOWNSHIP 25 SOUTH, RANGE 18 EAST, RUN SOUTH 08DEGREES50'40" WEST, 25.36 FEET ALONG THE EAST LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 5, THENCE NORTH 88DEGREES44'20" WEST, 991.70 FEET, THENCE SOUTH 08DEGREES46'50" WEST, 175.0 FEET FOR A POINT OF BEGINNING;

THENCE CONTINUE SOUTH 08DEGREES46'50" WEST, 175.0 FEET, THENCE NORTH 88DEGREES44'20" WEST 447.16 FEET, THENCE NORTH 08DEGREES46'50" EAST, 175.0 FEET, THENCE SOUTH 88DEGREES44'20" EAST 447.16 FEET TO THE POINT OF BEGINNING. SUBJECT HOWEVER, TO AN EASEMENT OVER AND ACROSS THE EAST 25 FEET, AND THE SOUTH 25 FEET THEREOF, FOR UTILITIES AND INGRESS AND EGRESS. Property Address: 17235 Minneola Drive, Spring Hill, Florida 34610 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 Pasco County Human Resources Office, 8731 Citizens Drive, Suite 330, New Port Richey FL 34654, (727) 847-8103 (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: 07/30/2021 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: 18-400265 August 6, 13, 2021 21-01139P

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA. CASE No. 2016CA002451CAAXWS BANK OF AMERICA, N.A., PLAINTIFF, VS. DAVID P. WASMUND, JR. A/K/A DAVID P. WASMUND, ET AL. DEFENDANT(S). NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated June 15, 2017 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on September 7, 2021, at 11:00 AM, at www.pasco.realforeclose.com for the following described property: Lot 24: The North 131 feet of the South 524 feet of the West 160.5 feet of Tract 6, in the Northwest 1/4 of Section 36, Township 26 South, Range 17 East, REVISED MAP OF KEYSTONE PARK COLONY, as recorded in Plat Book 1, Page 64, Public Records of Pasco County, Florida, LESS the East 15 feet for Right-of-way. Lot 25: The West 160.5 feet, less the South 524 feet of Tract 6, in the Northwest 1/4 of Section 36, Township 26 South, Range 17 East, REVISED MAP OF KEYSTONE PARK COLONY, as recorded in Plat Book 1, Page 64, Public Records of Pasco County, Florida. LESS the East 15 feet for right-of-way. 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 #: 16-000687-FST August 6, 13, 2021 21-01144P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-1046 WS IN RE: ESTATE OF JOHN SEITZ, Deceased. The administration of the estate of JOHN SEITZ, deceased, whose date of death was December 10, 2020, 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 August 6, 2021. CATHERINE SEITZ Personal Representative 15716 Century Drive Hudson, FL 34667 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: jrivrera@hnh-law.com August 6, 13, 2021 21-01150P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO: 21-CP-0891-WS
IN RE: ESTATE OF
CATHERINE SWICKERT,
Deceased.

The administration of the Estate of CATHERINE SWICKERT, deceased, whose date of death was 3/27/2021, Case Number 21-CP-0891-WS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate MUST FILE THEIR CLAIMS WITH THIS COURT WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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 the 6th day of August, 2021.

Personal Representative:

Lauren Weber,
9238 Glen Moor Lane,
Port Richey, FL 34668
ELIZABETH G. DEVOLDER, ESQ.
Florida Bar Number: 124666
Law Office of Elizabeth
Devolder, PLLC.
5383 Primrose Lake Circle, Suite C
Tampa, FL 33647
(813) 319-4550 (Tel)
(813) 319-4550 (fax)
elizabeth@elizabethdevolder.com
rachael@elizabethdevolder.com
August 6, 13, 2021 21-01147P

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2021-CP-1037-WS
Division I
IN RE: ESTATE OF
LETTITIA JACOBS A/K/A
LETTITIA M. JACOBS
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 LETTITIA JACOBS A/K/A LETTITIA M. JACOBS, deceased, File Number 51-2021-CP-1037 WS/ I by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654; that the decedent's date of death was April 23, 2021; that the total value of the estate is \$10,000 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
INDIGO JACOBS
9235 Osceola Dr.
New Port Richey, FL 34654

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 August 6, 2021.

Person Giving Notice:

STEVE A. NORBERG
9235 Osceola Dr.
New Port Richey, Florida 34654
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
August 6, 13, 2021 21-01153P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR PASCO COUNTY,
FLORIDA
PROBATE DIVISION
FILE NO: 21-CP-00889-WS
IN RE: ESTATE OF
JAMES BYRNE,
Deceased.

The administration of the Estate of JAMES BYRNE, deceased, whose date of death was 4/19/2021, Case Number 21-CP-00889-WS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33525.

The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's Estate on whom a copy of this notice has been served must file their claims with this court WITHIN

THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or demands against decedent's estate MUST FILE THEIR CLAIMS WITH THIS COURT WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT SO FILED 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 the 6th day of August, 2021.

Personal Representative:

TAMMIE LUNG,
4031 Moores Lake Road
Dover, Florida 33527
ELIZABETH G. DEVOLDER, ESQ.
Florida Bar Number: 124666
Law Office of Elizabeth
Devolder, PLLC.
5383 Primrose Lake Circle, Suite C
Tampa, FL 33647
(813) 319-4550 (Tel)
(813) 319-4550 (fax)
elizabeth@elizabethdevolder.com
rachael@elizabethdevolder.com
August 6, 13, 2021 21-01148P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP001002CPAXWS
Division I
IN RE: ESTATE OF
CATHERINE T. FLEET
AKA CATHERINE FLEET
Deceased.

The administration of the estate of CATHERINE T. FLEET aka CATHERINE FLEET, deceased, whose date of death was April 17, 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 August 6, 2021.

Personal Representative:

CAROL ANN FLANAGAN
1706 Lucretia Drive
Girard, Ohio 44420
Attorney for Personal Representative:
JENNY SCAVINO SIEG, ESQ.
Attorney
Florida Bar Number: 0117285
SIEG & COLE, P.A.
2945 Defuniak Street
Trinity, Florida 34655
Telephone: (727) 842-2237
Fax: (727) 264-0610
E-Mail: jenny@sieglelaw.com
Secondary E-Mail:
eservice@sieglelaw.com
August 6, 13, 2021 21-01167P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP001084CPAXES
IN RE: ESTATE OF
CHARLES E. PINKSTON,
a/k/a CHARLES EDGAR
PINKSTON, SR.
Deceased.

The administration of the estate of CHARLES E. PINKSTON, also known as CHARLES EDGAR PINKSTON, SR., deceased, whose date of death was April 27, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, Florida 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 August 6, 2021.

Mary Gladys Bajo

Personal Representative
5005 W. Longfellow Ave.
Tampa, FL 33629
James P. Hines, Jr.
Attorney for Personal Representative
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
Email: jhinesjr@hnh-law.com
August 6, 13, 2021 21-01149P

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-21-CP-1221-WS
Division J
IN RE: ESTATE OF
LEONARD J. YOLKIEWICZ
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 Leonard J. Yolkiewicz, 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 June 17, 2021; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS
Susan Yolkiewicz
4968 Prince George Circle
New Port Richey, FL 34655
Carolyn Amicangelo
238 Gulfport Lane
Spring Hill, FL 34608

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 August 6, 2021.

Person Giving Notice:

Susan Yolkiewicz
4968 Prince George Circle
New Port Richey, Florida 34655
Attorney for Person Giving Notice:
David A. Hook, Esq.
E-mail Address:
courtservice@elderlawcenter.com,
samantha@elderlawcenter.com
Florida Bar No. 0013549
The Hook Law Group, P.A.
4918 Floramar Terrace
New Port Richey, Florida 34652
August 6, 13, 2021 21-01152P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 2020CP001790CPAXWS
Division I
IN RE: ESTATE OF
HANS JOACHIM HUELSS
a/k/a
HAJO HUELSS,
Deceased.

The administration of the estate of Hans Joachim Huelss a/k/a Hajo Huelss, deceased, whose date of death was February 26, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the mailing address of which is P.O. Box 338, New Port Richey, FL 34656-0338, and the physical address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654-5598. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is August 6, 2021.

Personal Representative

**Liz Rostek a/k/a
Annelise Rostek a/k/a
Annelise Rei Rostek a/k/a Annelise
Reinhilde Rostek-Pawlowski**
8059 Island Drive
Port Richey, Florida 34668
Attorney for Personal Representative
Frederick T. Reeves, Esquire
Fla. Bar No. 499234
Frederick T. Reeves, P.A.
5709 Tidalwave Drive
New Port Richey, Florida 34652
Telephone (727) 844-3006
Facsimile (727) 844-3114
freeves@tbaylaw.com
jeckelkamp@tbaylaw.com
August 6, 13, 2021 21-01166P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-21-CP-1166-WS
Division J
IN RE: ESTATE OF
VERNITA WHITAKER
Deceased.

The administration of the estate of Vernita Whitaker, deceased, whose date of death was May 22, 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 August 6, 2021.

Personal Representative:

James McLeod
12634 Robinhood Road
Hudson, Florida 34669
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
August 6, 13, 2021 21-01151P

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
6TH JUDICIAL CIRCUIT, IN AND
FOR PASCO COUNTY, FLORIDA.
CASE No.

2019-CA-002420-CAAX-WS
FV-1, INC. IN TRUST FOR
MORGAN STANLEY MORTGAGE
CAPITAL HOLDINGS LLC,
Plaintiff vs.
FAYE STRAWN AKA FAYE ELLEN
STRAWN, et al.,
Defendants

TO: FAYE STRAWN AKA FAYE ELLEN STRAWN
C/O ORCHARD RIDGE, 4927 VOORHEES ROAD, ROOM 206, BED A,
NEW PORT RICHEY, FL 34653 5329
BARQUE DRIVE, HOLIDAY, FL 34690

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

LOT 555, OF FOREST HILLS - UNIT NO. 12, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 9, AT PAGE 17, 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 this action, on Greenspoon Marder, LLP, Default Department, Attorneys for Plaintiff, whose address is Trade Centre South, Suite

700, 100 West Cypress Creek Road, Fort Lauderdale, FL 33309, and file the original with the Clerk within 30 days after the first publication of this notice in BUSINESS OBSERVER, on or before 9-6-2021, otherwise a default and a judgment may be entered against you for the relief demanded in the Complaint.

IMPORTANT

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

WITNESS MY HAND AND SEAL OF SAID COURT on this 3 day of August 2021.

NIKKI ALVAREZ-SOWLES, ESQ.

As Clerk of said Court

By: /s/ Cynthia Ferdon-Gaede

As Deputy Clerk

Greenspoon Marder, LLP
Trade Centre South, Suite 700
100 West Cypress Creek Road
Fort Lauderdale, FL 33309
954-343-6273
(63087.0004)
August 6, 13, 2021 21-01163P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 21-CP-000792
Division Probate
IN RE: ESTATE OF
DONNA LOU SMITH
Deceased.

The administration of the estate of Donna Lou Smith, deceased, whose date of death was March 26, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 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 de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is August 6, 2021.

Personal Representative:

Paula Brennan
Email: psbrennan333@me.com
25048 W. 106th Ct.
Olathe, Kansas 66061
Attorney for Personal Representative:
Email: weidnerlaw@yahoo.com
Matthew D. Weidner
Email Address:
service@mattweidnerlaw.com Florida
Bar No. 0185957
Weidner Law
250 Mirror Lake Drive North St.
Petersburg, Florida 33701
August 6, 13, 2021 21-01168P

SECOND INSERTION

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

CIVIL DIVISION
Case No.: 2021CA000105CAAXWS
MADISON ALAMOSA HECM, LLC,
Plaintiff, vs-

UNKNOWN SUCCESSOR
TRUSTEE OF THE FRANK
SCALISCE & GERALDINE F.
SCALISCE, REVOCABLE TRUST;
UNKNOWN BENEFICIARIES OF
THE FRANK SCALISCE &
GERALDINE F. SCALISCE,
REVOCABLE TRUST; SANDRA
GARZA AND UNKNOWN SPOUSE
OF SANDRA GARZA; MICHAEL
SCALISCE AND UNKNOWN
SPOUSE OF MICHAEL SCALISCE;
JUDITH SCALISCE BAKER AND
UNKNOWN SPOUSE OF JUDITH
SCALISCE BAKER; KAREN
ARMSTRONG AND UNKNOWN
SPOUSE OF KAREN
ARMSTRONG, if living, and all
unknown parties claiming by,
through, under or against the above
named Defendants who are not
known to be dead or alive, whether
said unknown parties may claim an
interest as spouses, heirs, devisees,
grantees, assignees, lienors,
creditors, trustees or other
claimants, claiming by, through,
under or against the said SANDRA
GARZA AND UNKNOWN SPOUSE
OF SANDRA GARZA; MICHAEL
SCALISCE AND UNKNOWN
SPOUSE OF MICHAEL SCALISCE;
JUDITH SCALISCE BAKER AND
UNKNOWN SPOUSE OF JUDITH
SCALISCE BAKER; KAREN
ARMSTRONG AND UNKNOWN
SPOUSE OF KAREN
ARMSTRONG; THE SECRETARY
OF HOUSING AND URBAN
DEVELOPMENT; UNKNOWN
TENANT 1; UNKNOWN TENANT 2,
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 622, COLONIAL HILLS
UNIT TEN, ACCORDING TO

MAP OR PLAT THEREOF AS
RECORDED IN MAP BOOK 10,
PAGES 86-87, OF THE PUBLIC
RECORDS OF PASCO COUNTY,
FLORIDA

at public sale, to the highest and best bidder, for cash, online at www.pasco.realforeclose.com, at 11:00 a.m. on August 31, 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 29th day of July, 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@mcintyrethanasides.com

Secondary E-mail:

JCHService@mcintyrethanasides.com

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

August 6, 13, 2021 21-01141P