

PASCO COUNTY LEGAL NOTICES

NOTICE OF PUBLIC SALE:
 GREG RUSSELL TOWING & TRANSPORT gives Notice of Foreclosure of Lien and intent to sell these vehicles on 10/23/2021, 09:00 am at 14813 US HIGHWAY 19 HUDSON, FL 34667, pursuant to subsection 713.78 of the Florida Statutes. GREG RUSSELL TOWING & TRANSPORT reserves the right to accept or reject any and/or all bids.

1FAFP33P61W284528
 2001 FORD
 1GCDT19ZXM8131685
 1991 CHEVROLET
 1ZWFT61L12562134
 2002 MERCURY
 2G1WF52E439409037
 2003 CHEVROLET
 3FADP4BJ6CM101836
 2012 FORD
 JTDBE32K420047089
 2002 TOYOTA

October 8, 2021 21-01479P

FIRST 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 October 26, 2021, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line October 15, 2021, at 6:00am and ending October 26, 2021 at 12:00pm to satisfy a lien for the following unit (s). Unit (s) contain general household goods.

Name	Unit
Bryan Jones	F018
William Jones	G058
Emily Rivera	G060
Jacqueline Shannon	I201

October 8, 15, 2021 21-01485P

FIRST INSERTION
 Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Smart Carbon Reduction located at 447 3rd Avenue North, Suite 307 in the City of St Petersburg, Pasco County, FL 33701 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 30th day of September, 2021.
 Spark of Freedom Foundation, Inc.
 Kerry H Brown
 October 8, 2021 21-01477P

FIRST INSERTION
FICTITIOUS NAME NOTICE
 Notice is hereby given that GARY OX-HOLM, CYNTHIA COLLIER, OWNERS, desiring to engage in business under the fictitious name of ANIMAL INN located at 8247 PALA CT, NEW PORT RICHEY, FLORIDA 34653 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

October 8, 2021 21-01483P

FIRST INSERTION
NOTICE UNDER FICTITIOUS NAME LAW
 Pursuant to F.S. §865.09
 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Elevations Real Estate School, located at 4307 Whittner Drive, in the City of Land O Lakes, County of Pasco, State of FL, 34639, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 4 of October, 2021.
 RODRIGUEZ, RODRIGUEZ, & BUSBEE INC.
 4307 Whittner Drive
 Land O Lakes, FL 34639
 October 8, 2021 21-01482P

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



FIRST INSERTION
NOTICE OF PUBLIC SALE
 Pursuant to Florida Statute 713.585 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; any person interested ph (954) 563-1999

Sale date October 22, 2021 @ 10:00 am 3411 NW 9th Ave Ft Lauderdale FL 33309

36042 2009 Mazda
 VIN#: 1YVHP82A995M11782
 Lienor: Rapid Auto Ctr/Sun Automotive Clinic
 15629 US Hwy 301
 Dade City 352-567-5042
 Lien Amt \$1401.50
 Licensed Auctioneers
 FLAB422 FLAU 765 & 1911

October 8, 2021 21-01480P

FIRST INSERTION
NOTICE OF SALE
 Rainbow Title & Lien, Inc. will sell at public sale at auction the following vehicles to satisfy lien pursuant to Chapter 713.585 of the Florida Statutes 10/28/2021 at 10 A.M. *Auction will occur where vehicles are located* 2006 Honda VIN#5FNRL38806B113404 Amount: \$2,545.95 At: 7080 Fort King Rd, Zephyrhills, FL Notice to the Owner or Lienor that he has the right to a hearing prior to the scheduled date of sale by filing with the Clerk of Courts. Owner has the right to recover possession of vehicle by posting bond in accordance with Fla. Statutes Sect. 559.917 Proceeds from the sale of the vehicle after payment lien claimed by lienor will be deposited with the clerk of the court. Any person (s) claiming any interest(s) in the above vehicles contact: RAINBOW TITLE & LIEN, INC. (954-920-6020) ALL AUCTIONS ARE HELD WITH RESERVE..25% Buyers Premium Some vehicles may have been released prior to the sale date.

Interested Parties must call one day prior to sale. Parties must call one day prior to sale. No Pictures allowed.

October 8, 2021 21-01481P

FIRST INSERTION
NOTICE OF PUBLIC SALE
 The following personal property of JOSEPH DONALD HOMAN, will, on October 21, 2021, at 10:00 a.m., at 39624 Papaya Avenue, Lot #97, Zephyrhills, Pasco County, Florida 33542; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

Name	Unit
Ashley Davis	294
Tammy Overmyer	265
David W Sugg	272

October 8, 15, 2021 21-01486P

FIRST INSERTION
NOTICE OF PUBLIC SALE
 To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on October 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 10:00 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.
 OA183 - McGowan, Jennifer; OC120 - Pressel, Stephanie; OC126 - Meyer, Colleen; OD046 - Burns, Melissa; OE026 - Goodwin, Teri; OE109 - Walker, Marlene; OE149 - Costa-White, Joshua; OE168 - Pain Management & Spin Care Alsabbagh, Eyad

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.
 1032 - Medina, Jason; 1044 - bradley, James; 1175 - Rivard, Danielle; 1221 - Dunham, Jon; 2024 - Noguera, Rose; 2121 - Navarro, Norberto; 2263 - Madewell, Jacqueline; 2271 - micalc, Crystal; 3033 - Woody, Nakiah; 3050 - benton, Tony; 3052 - Willey, Wayne; 3060 - McDonald, Amy; 3098 - Dudley, Antonio; 3116 - Williams, Tim; 3175 - Rice, Jessica; 3178 - Fernandez, Marcus; 3353 - Poelvoorde, Ashley

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429
 Time: 10:30 AM
 Sale to be held at www.storage treasures.com.
 A0016 - Veal, Jennifer; A0032 - Mcpherson, Toshia; A0041 - Maniche, Rui; C1027 - Castle, Doug; E1110 - Curtis, Khrystal; E1174 - Biasi, Joseph; E1208 - Bryant, Antony; E1218 - Dove, Chelsea; E1232 - osorno, Jonathan; E2201 - Wayman, Toni; 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.
 11017 - Miller, Steve; 11037 - harvey, James; 11137 - Anderson, William; 11262 - Rivera, Jose; 12014 - Rivera, Miguel; 12300 - Myers, Samantha; 13340 - raymond, wendy; 2029 - Martinez, Melvin; 2433 - Brown, Lori; 2521 - Brown, Lori; 2581 - Ortiz, Christina; 3072 - Matthewson, Debra; 3183 - Simmons, Angela; 3435 - Matherly, Marcus; 3459 - Torix, Ashton; 3471 - Burdin, Corey; 4013 - Rose, Gerald; 4201 - Carney, David; 4214 - Boyer, Gilbert; 4319 - Stopford, Myriah; 4372 - White, Clayton; 4526 - Lopez, Luis; 4657 - Spatafora, Michael; 4701 - White, Latiesha; 4703 - Boucher, Marilee

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392
 Time: 11:00 AM
 Sale to be held at www.storage treasures.com.
 2039 - Scotella, John

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; 073 - Hopkins, Robert; 091 - Backus, Rob; 122 - Brazil, Patrick; 156 - Hogan, Belinda; 199 - Atkinson, Michael; 248 - Atkinson, Michael; 365 - Harrell, Mike; 456 - Hampton, Morgan; 496 - Carter, Helen

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.

October 8, 15, 2021 21-01487P

FIRST INSERTION
NOTICE OF RECEIPT OF AN APPLICATION
THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
 Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 833574 from EPG-Two Rivers, LLC., 111 S. Armenia Ave., Suite 201, Tampa, FL 33609. Application received: 9/24/2021. Proposed activity: Minor system. Project name: Two Rivers Parcel A1 Phase A, B, & C. Project size: 237.17 acres Location: Section(s) 29, 30 Township 26 South, Range 21 East, in Pasco County. Outstanding Florida Water: No. Aquatic preserve: No

The application is a minor modification of ERP Permit Application No. 823061, which is currently under review at The Southwest Florida Water Management District.

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

October 8, 2021 21-01475P

FIRST INSERTION
NOTICE OF RECEIPT OF AN APPLICATION
THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT
 Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 833576 from EPG-Two Rivers, LLC., 111 S. Armenia Ave., Suite 201, Tampa, FL 33609. Application received: 9/24/2021. Proposed activity: Minor system. Project name: Two Rivers Parcel A2 Phase A, B, & C. Project size: 187.48 acres Location: Section(s) 29 Township 26 South, Range 21 East, in Pasco County. Outstanding Florida Water: No. Aquatic preserve: No

The application is a minor modification of ERP Permit Application No. 823061, which is currently under review at The Southwest Florida Water Management District.

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

October 8, 2021 21-01476P

FIRST 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 October 26, 2021, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line October 15, 2021, at 6:00am and ending October 26, 2021, at 12:00pm to satisfy a lien for the following unit (s). Unit (s) contain general household goods.

Name	Unit
Ashley Davis	294
Tammy Overmyer	265
David W Sugg	272

October 8, 15, 2021 21-01484P

FIRST INSERTION
NOTICE OF PUBLIC SALE
 Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

FIRST INSERTION
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of Find It Again located at 32989 Windelstraw Dr., in the County of Pasco, in the City of Wesley Chapel, Florida 33545 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Wesley Chapel, Florida, this 29 day of September, 2021.
 Kira Travis
 October 8, 2021 21-01478P

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021CP001482CPAXWS
IN RE: ESTATE OF EDWARD JOHN ZONFRILLO, JR.
Deceased.

The administration of the estate of EDWARD JOHN ZONFRILLO, JR., deceased, whose date of death was June 28, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 8, 2021.

Personal Representative:
DAVID J. WOLLINKA
 10015 Trinity Blvd., Suite 101
 Trinity, FL 34655
 Attorney for Personal Representative:
 DAVID J. WOLLINKA
 Attorney
 Florida Bar Number: 608483
 WOLLINKA, WOLLINKA & DODDRIDGE, PL
 10015 Trinity Blvd., Suite 101
 Trinity, FL 34655
 Telephone: (727) 937-4177
 Fax: 727 478-7007
 E-Mail: pleadings@wollinka.com
 Secondary E-Mail:
 cyndi@wollinka.com
 October 8, 15, 2021 21-01499P

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021CP000803CPAXWS
IN RE: ESTATE OF ELIZABETH ANN O'HEARN,
Deceased.

The administration of the estate of ELIZABETH ANN O'HEARN, Deceased, whose date of death was February 17, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 October 8, 2021.

ATTORNEY FOR PERSONAL REPRESENTATIVES JOHNATHAN LIRIANO & YAMILE LIRIANO
 STEVEN MEILLER, ESQ.
 Florida Bar No. 0846340
 2000 US Highway 19
 Hudson, FL 34667
 Email: stvevsad@gmail.com
 Telephone: (727) 869-9007
 October 8, 15, 2021 21-01474P

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021-CP-1533
IN RE: ESTATE OF JUDITH A. HALE
Deceased.

The administration of the estate of JUDITH A. HALE, deceased, whose date of death was July 17, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate 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 October 8, 2021.

Personal Representative:
LORRAINE HALE
 5102 Miller Bayou Drive
 Port Richey, Florida 34668
 Attorney for Personal Representative:
 Gary L. Davis, Esq.
 Florida Bar Number: 295833
 9020 Rancho Del Rio Drive, Suite 101
 New Port Richey, FL 34655
 Telephone: (727) 376-3330
 Fax: (727) 376-3146
 E-Mail: gary.davis@garyldavislaw.com
 Secondary E-Mail:
 service@garyldavislaw.com
 October 8, 15, 2021 21-01496P

FIRST INSERTION
NOTICE TO CREDITORS
 IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 512021CP000803CPAXWS
IN RE: ESTATE OF ELIZABETH ANN O'HEARN,
Deceased.

The administration of the estate of ELIZABETH ANN O'HEARN, Deceased, whose date of death was February 17, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Rd, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 October 8, 2021.

TARA L. CLARK,
Personal Representative
 Attorney for Personal Representative:
 Scott R. Bugay, Esquire
 Florida Bar No. 5207
 Citicenter, Suite P600
 290 NW 165th Street
 Miami FL 33169
 Telephone: (305) 956-9040
 Fax: (305) 945-2905
 Primary Email: Scott@srblawyers.com
 Secondary Email:
 angelica@srblawyers.com
 October 8, 15, 2021 21-01495P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2021CP1516WS
IN RE: ESTATE OF
DAVID COGGIOLA/
aka DAVID JOHN COGGIOLA
Deceased.

The administration of the estate of DAVID COGGIOLA, also known as DAVID JOHN COGGIOLA, deceased, whose date of death was August 25, 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: October 8, 2021.

Signed on this 13th day of September 2021.

MELISSA COGGIOLA

Personal Representative

13023 Tyrone Street
Hudson, FL 34667

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
October 8, 15, 2021 21-01472P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 51-2021CP1515WS
IN RE: ESTATE OF
JOHN F. COTTER/ aka
JOHN FRANK COTTER,
Deceased.

The administration of the estate of JOHN F. COTTER, also known as JOHN FRANK COTTER, deceased, whose date of death was August 17, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 8, 2020.

Signed on this 13th day of September, 2021.

JUANITA ANN GODFREY

A/K/A JUANITA A.

GODFREY

Personal Representative

9135 Crabtree Lane
Port Richey, FL 34668

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
October 8, 15, 2021 21-01497P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP001507
CPAXWS
Division J
IN RE: ESTATE OF
DIANE LOUISE PEDLOW AKA
DIANE L. PEDLOW
Deceased.

The administration of the estate of DIANE LOUISE PEDLOW aka DIANE L. PEDLOW, deceased, whose date of death was August 15, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: October 8, 2021.

Personal Representative:

LISA MARIE DIX

124 Clair Street

Mount Clemens,

Michigan 48043-1708

Attorney for Personal Representative:
BARBARA A. EPSTEIN, ESQ.

Attorney

Florida Bar Number: 917265

BARBARA A. EPSTEIN &

ASSOCIATES, P.A.

P.O. Box 847

New Port Richey, Florida 34656-0847

Telephone: (727) 845-8433

Fax: (727) 475-9822

E-Mail: barbeps@msn.com

Secondary E-Mail:

maryellen.leone@gmail.com

October 8, 15, 2021 21-01473P

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No 512021CP000992CPAXWS
IN RE: ESTATE OF
HARRY C. KONCZAL,
Deceased.

The administration of the estate of Harry C. Konczal, deceased, whose date of death was December 12, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco Judicial Center, 7530 Little Road, Suite 104, 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 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 October 8, 2020.

Personal Representative:

/ s / Richard H. Tami

139 Bluff View Drive, #407

Belleair Bluffs, FL 33770

RICHARD H. TAMI, ESQ.

139 Bluff View Drive, # 407

Belleair Bluffs, Florida 33770

Telephone: (407) 234-7195

Email: rtami2@cfl.rr.com

Attorney for the Personal Representative

/ s / Richard H. Tami

Florida Bar No.: 000884

October 8, 15, 2021 21-01498P

FIRST INSERTION

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

CASE NO. 2021CA001133CAAXWS

LNIV CORPORATION,

Plaintiff, vs.

PATRICIA A. FORTUNATO, et. al.

Defendant(s).

TO: CHRISTOPHER FORTUNATO and AJ FORTUNATO, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

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

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

LOT 300 OF THE UNRECORDED PLAT OF PALM TERRACE ESTATES, UNIT 8, BEING A PORTION OF TRACT 17 OF PORT RICHEY LAND COMPANY SUBDIVISION OF SECTION 15, TOWNSHIP 25 SOUTH, RANGE 16 EAST, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 1, PAGE(S) 61, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF LOT 205 OF PALM TERRACE ESTATES, UNIT 7, AS SHOWN ON PLAT RECORDED IN PLAT BOOK 10, PAGE(S) 41, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; THENCE ALONG THE EASTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 205, SOUTH

89°30'03" EAST, A DISTANCE OF 437.07 FEET FOR A POINT OF BEGINNING; THENCE NORTH 00°14'53" EAST, A DISTANCE OF 60 FEET; THENCE SOUTH 89°30'03" EAST, A DISTANCE OF 84 FEET; THENCE SOUTH 00°14'53" WEST, A DISTANCE OF 60 FEET; THENCE NORTH 89°30'03" WEST, A DISTANCE OF 84 FEET TO THE POINT OF BEGINNING; THE WEST 8 FEET THEREOF BEING SUBJECT TO AN EASEMENT FOR DRAINAGE AND/OR UTILITIES.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before 11-8-2021/ (30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

WITNESS my hand and the seal of this Court at Pasco County, Florida, this 28 day of Sept, 2021.

CLERK OF THE CIRCUIT COURT

BY: /s/ Cynthia Ferdon Gaede

DEPUTY CLERK

Robertson, Anschutz, Schneid, Crane & Partners, PLLC

6409 Congress Ave., Suite 100

Boca Raton, FL 33487

PRIMARY EMAIL: flmail@raslg.com

21-042351

October 8, 15, 2021 21-01470P

FIRST INSERTION

NOTICE OF CIVIL ACTION
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT IN AND
FOR PASCO COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 21-CA-319

ALISHA LAWSON,

Plaintiffs, vs.

JAMES H. KENT as co-Trustee of

THE ESTATE OF GAGE A KENT;

HAROLD L. KENT as co-Trustee of

THE ESTATE OF GAGE A KENT

ESTATE OF GAGE A. KENT AND

THE UNKNOWN BENEFICIARIES

OF THE ESTATE OF GAGE A.

KENT;

Defendants.

TO: The Estate of Tessie Lawson and The Unknown Beneficiaries of The Estate of Tessie Lawson (Address Unknown)

COMES NOW, the Plaintiff, ALISHA LAWSON, by and through the undersigned attorney, and hereby gives notice that a civil action has been instituted on the above action and is now pending in the Circuit Court of the State of Florida, County of Osceola, on February 11, 2021. Case No: 21-CA-319.

1. "LEGAL DESCRIPTION"

THE EAST 150 FEET OF THE WEST 455 FEET OF THE SOUTH 316 FEET OF THE NORTH 716 FEET OF THE SW ¼ OF THE NE ¼ OF SECTION 5, TOWNSHIP 25 SOUTH, RANGE 18 EAST, PASCO COUNTY FLORIDA. SUBJECT HOWEVER TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE NORTH 25 FEET THEREOF, ALSO KNOWN AS LOT 275, KENT GROVE.

More commonly known as: 12640 McBride Road, Spring Hill, FL 34610

You are required to serve an Answer to this action upon: ADAM J. STEVENS, ESQUIRE OF POWELL, JACKMAN, STEVENS & RICCIARDI, P.A., Plaintiff's attorney, who address is 12381 S. Cleveland Avenue, Suite 200, Fort Myers, FL 33907, on or before November 8, 2021, and file the original with the clerk of this court at Pasco County Clerk of the Circuit Court, 7530 Little Rd, New Port Richey, FL 34654, either before service on Plaintiff's attorney or immediately thereafter.

You must keep the Clerk of the Circuit Court's office notified of your

current address. Future papers in this lawsuit will be mailed to the address on record at the clerk's office.

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.

The parties to the action are: ALISHA LAWSON, Plaintiff vs. JAMES H. KENT as co-Trustee of THE ESTATE OF GAGE A KENT, HAROLD L. KENT as co-Trustee of THE ESTATE OF GAGE A KENT ESTATE OF GAGE A. KENT AND THE UNKNOWN BENEFICIARIES OF THE ESTATE OF GAGE A. KENT, The Estate of Tessie Lawson Defendants.

The nature of the proceeding is for Quiet Title.

Under the penalties of perjury, I declare that I have read the foregoing, and the facts stated are true, to the best of my knowledge and belief.

DATED THIS 5th DAY OF October, 2021.

Signed on 9/21, 2021.

Nikki Alvarez-Sowles, Esq.

Clerk of the Circuit Court

By: Kelly Jeanne Symons

Deputy Clerk

Adam Stevens

Adam J. Stevens, Esquire

Florida Bar No. 31898

Powell, Jackman, Stevens

& Ricciardi, PA

Attorney for Plaintiff

12381 S. Cleveland Avenue,

Suite 200

Fort Myers, FL 33907

(239) 689-1096 (Telephone)

(239) 791-8132 (Facsimile)

astevens@your-advocates.org

October 8, 15, 2021 21-01490P

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. 2020CA000257CAAXES

CITIBANK, N.A., NOT IN ITS

INDIVIDUAL CAPACITY, BUT

SOLEY AS OWNER TRUSTEE

OF THE NEW RESIDENTIAL

MORTGAGE LOAN TRUST 2019-1,

Plaintiff, vs.

SYLVIA PEREZ, et al.

Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 29, 2020, and entered in 2020CA000257CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLEY AS OWNER TRUSTEE OF THE NEW RESIDENTIAL MORTGAGE LOAN TRUST 2019-1 is the Plaintiff and SYLVIA PEREZ 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 October 25, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 32 AND THE EAST 1/2 OF

LOT 33, WEST PASCO HEIGHTS

SUBDIVISION AS RECORDED

IN PLAT BOOK 5, PAGE 31, OF

THE PUBLIC RECORDS OF

PASCO COUNTY, FLORIDA.

Property Address: 37318 OAK

STREET, DADE CITY, FL 33523

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 4 day of October, 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\Nicole Ramjattan

Nicole Ramjattan, Esquire

Florida Bar No. 89204

Communication Email:

nramjattan@raslg.com

19-379844 - LaH

October 8, 15, 2021 21-01493P

FIRST INSERTION

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

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. 2019CA000825CAAXES PHH Mortgage Corporation, Plaintiff, vs.

Erik Peppers a/k/a Eric Benjamin Peppers a/k/a Eric Peppers, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2019CA000825CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein PHH Mortgage Corporation is the Plaintiff and Erik Peppers a/k/a Eric Benjamin Peppers a/k/a Eric Peppers; Natalie Peppers f/k/a Natalie Rose Inks are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00 AM on the 22nd day of November, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 16, WHISPERING OAKS, AS PER MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 14, PAGES 86 AND 87, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the

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

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

Dated this 4th day of October, 2021.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 6163
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By /s/ Karen Green
Karen Green, Esq.
Florida Bar No. 628875
File # 14-F01290
October 8, 15, 2021 21-01489P

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA
CASE NO.

2017CA002463CAAXWS JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs.

AILEEN N. EBOJO; LUIGI EBOJO, et al. Defendants

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 16, 2019, and entered in Case No. 2017CA002463CAAXWS, of the Circuit Court of the Sixth Judicial Circuit in and for PASCO County, Florida. JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, is Plaintiff and AILEEN N. EBOJO; LUIGI EBOJO; TRINITY PRESERVE COMMUNITY ASSOCIATION, INC.; TRINITY COMMUNITIES MASTER ASSOCIATION, INC., are defendants. Nikki Alvarez-Sowles, Esq., Clerk of the Circuit Court for PASCO County, Florida will sell to the highest and best bidder for cash via the Internet at www.pasco.realforeclose.com, at 11:00 a.m., on the 28TH day of OCTOBER, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 5, BLOCK 8, OF TRINITY PRESERVE PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 67, PAGE 101, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Any person claiming an interest in the

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

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

Dated this 24th day of September, 2021.
VAN NESS LAW FIRM, PLC
1239 E. Newport Center Drive, Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
/s/ Tammi Calderone
Tammi M. Calderone, Esq.
Bar Number: 84926
Email: TCalderone@vanlawfl.com
CR16486-20/sap
October 8, 15, 2021 21-01471P

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. 2018CA003441CAAXWS REVERSE MORTGAGE FUNDING, LLC, Plaintiff, vs.

JOSEPH CAVALIER, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 12, 2020, and entered in 2018CA003441CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein REVERSE MORTGAGE FUNDING, LLC is the Plaintiff and JOSEPH CAVALIER; TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC.; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RONALD CAVALIER, DECEASED.; CITIZENS STATE BANK; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT 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 October 26, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 162, DRIFTWOOD VILLAGE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 13, PAGES 99-101, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA
Property Address: 8715 WOODCREST DRIVE, PORT RICHEY,

FL 34668
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim 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 4 day of October, 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/ Nicole Ramjattan
Nicole Ramjattan, Esquire
Florida Bar No. 89204
Communication Email: nramjattan@raslg.com
18-198681 - MiM
October 8, 15, 2021 21-01491P

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. 51 2014 CA 004419 ES U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-EM X6, Plaintiff, vs.

Julie A. Valdez A/K/A Julie Ann Valdez, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 51 2014 CA 004419 ES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-EM X6 is the Plaintiff and Julie A. Valdez A/K/A Julie Ann Valdez; Lake Padgett Estates Civic Association, Inc.; Tenant #1 N/K/A Phillip Valdez are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00 AM on the 29th day of November, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 673, UNRECORDED NORTH GROVE ADDITION TO LAKE PADGETT ESTATES, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGIN 2182.46 FEET SOUTH AND 2038.08 FEET EAST OF THE NORTHWEST CORNER OF SECTION 19, TOWNSHIP 26 SOUTH, RANGE 19 EAST,

PASCO COUNTY, FLORIDA; THENCE NORTH 88 DEGREES 36 MINUTES 11 SECONDS EAST 93.07 FEET, THENCE SOUTH 1 DEGREE 31 MINUTES 18 SECONDS WEST 143.76 FEET; THENCE NORTH 89 DEGREES 00 MINUTES 35 SECONDS WEST 93 FEET; THENCE NORTH 1 DEGREE 32 MINUTES 27 SECONDS EAST, 139.88 FEET TO THE POINT OF BEGINNING.

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

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

Dated this 30th day of September, 2021.
BROCK & SCOTT, PLLC
Attorney for Plaintiff
2001 NW 64th St,
Suite 130
Ft. Lauderdale, FL 33309
Phone: (954) 618-6955, ext. 4788
Fax: (954) 618-6954
FLCourtDocs@brockandscott.com
By s/ J Bennett Kitterman
J Bennett Kitterman, Esq.
Florida Bar No. 98636
File # 15-F10511
October 8, 15, 2021 21-01468P

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. 2019CA003981CAAXES DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR35, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR35, Plaintiff, vs.

DANIEL WESTBROOK, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 29, 2020, and entered in 2019CA003981CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY AS TRUSTEE FOR INDYMAC INDX MORTGAGE LOAN TRUST 2006-AR35, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2006-AR35 is the Plaintiff and DANIEL WESTBROOK; CHERYL SLAUGHTER; UNKNOWN SPOUSE OF DANIEL WESTBROOK; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY- INTERNAL REVENUE SERVICE; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS NOMINEE FOR MARKET STREET MORTGAGE CORPORATION; CONNERTON COMMUNITY ASSOCIATION, INC. are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on October 25, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 13, BLOCK 1, OF CONNERTON VILLAGE ONE PARCEL, 101 AND 102, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 51, PAGES 115-137, OF THE

PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
Property Address: 8935 GARDEN PARTY DR, LAND O LAKES, FL 34637

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

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (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 4 day of October, 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/ Nicole Ramjattan
Nicole Ramjattan, Esquire
Florida Bar No. 89204
Communication Email: nramjattan@raslg.com
19-379844 - LaH
October 8, 15, 2021 21-01492P

FIRST INSERTION

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

CASE No. 2010CA002183CAAXES GMAC MORTGAGE, LLC, PLAINTIFF, VS.

CONSTANCE M. BROUGHAN A/K/A CONSTANCE MARIE BROUGHAN, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 6, 2019 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on November 19, 2021, at 11:00 AM, at www.pasco.realforeclose.com for the following described property:

Lot 72, TWIN LAKE PHASE TWO-C, according to the plat thereof recorded in Plat Book 30, Pages 57 and 58, of the Public Records of Pasco County, Florida

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

The Court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.

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: Marlon Hyatt, Esq.
FBN 72009
Our Case #: 17-000647-FNMA-FIH FST
October 8, 15, 2021 21-01494P

OFFICIAL COURTHOUSE WEBSITES:

MANATEE COUNTY: manateclerk.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

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

- Notice to creditors / Notice of administration / Miscellaneous / Public Announcement - Fax, Mail or e-mail your notice to the Business Observer office in the required county for publication.
- Notice of actions / Notice of sales / DOM / Name Change / Adoption, etc.
- When submitting a notice directly to the courthouse, please indicate your preference to publish with the Business Observer.
- On the date of the first published insertion, a preliminary proof of publication/invoice will be mailed to you for proofing and payment. An actual copy of the published notice will be attached.
- Upon completion of insertion dates, your affidavit will be delivered promptly to the appropriate court
- A file copy of your delivered affidavit will be sent to you.

Business Observer

SAVE TIME

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP001082CPAXES
IN RE: ESTATE OF
MARILYN A. SKIPKA
Deceased.

The administration of the estate of MARILYN A. SKIPKA, deceased, whose date of death was March 27, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is: Clerk of the Court, 38053 Live Oak Ave., Dade City, FL 33523.

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

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

All other creditors of the decedent

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

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

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

The date of first publication of this notice is October 1, 2021.

Personal Representative:
RYAN SKIPKA

13 Starr Road
Troy, New York 12182

Attorney for Personal Representative:

Denise A. Welter, Esquire
Florida Bar Number: 585769

2521 Windguard Circle

Wesley Chapel, FL 33544

Telephone: (813) 929-7300

E-Mail: daw@jowanna.com

Secondary E-Mail:

service@jowanna.com

October 1, 8, 2021

21-01465P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
SIXTH JUDICIAL CIRCUIT
IN AND FOR
PASCO COUNTY,
FLORIDA
PROBATE DIVISION
Case No: 512021CP001338AXES
IN RE: The Estate Of
THOMAS LANE,
Deceased.

The administration of the Estate of Thomas Lane deceased, whose date of death was May 4, 2021, is pending in the Circuit Court of the Sixth Judicial Circuit, Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Ave., Dade City, FL 33523.

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

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

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

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

NOTWITHSTANDING THE TIME 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 October 1, 2021.

Personal Representative:
Diane Dennison

3308 NE 68th Terrace
Gladstone, MO 64119

Attorney for Personal Representative:

Kara E. Hardin, Esquire
KARA HARDIN, P.L.

P.O. Box 2979

Zephyrhills, Florida 33539

Phone: (813) 788-9994

Fax: (813) 783-7405

FBN: 623164

Kara_Hardin_PA@msn.com

October 1, 8, 2021

21-01449P

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
PASCO COUNTY, FLORIDA
PROBATE DIVISION
File No. 512021CP001388CPAXES
IN RE: ESTATE OF
BRYAN L. DIETRICH,
Deceased.

The administration of the estate of BRYAN L. DIETRICH, deceased, whose date of death was December 20, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, Suite 104 New Port Richey, FL 34654-5598. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is October 1, 2021.

Personal Representative:
Mary Jane Woodruff

26611 Brahma Drive
Zephyrhills, Florida 33544

Attorney for Personal Representative:

Michelangelo Mortellaro, Esq.

Attorney

Florida Bar Number: 0036283

4102 W. Linebaugh Avenue, Suite 100

Tampa, FL 33624

Telephone: (813) 367-1500

Fax: (813) 367-1501

E-Mail:

mmortellaro@mortellarolaw.com

Secondary E-Mail:

mary@mortellarolaw.com

October 1, 8, 2021

21-01464P

Sarasota / Manatee counties

Hillsborough County

Pasco County

Pinellas County

Polk County

Lee County

Collier County

Charlotte County

Wednesday 2PM Deadline
Friday Publication

Business Observer



SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION CASE NO. 512021CP001612CPAXWS IN RE: THE ESTATE OF CEZARY MIODUSZEWski, Deceased.

The administration of the Estate of Cezary Mioduszewski, deceased, File Number 512021CP001612CPAXWS, 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 name and address of the petitioner and the petitioner's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatuured, contingent or unliquidated claims, on whom a copy of this notice is 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 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, including unmatuured, contingent or unliquidated claims, must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 October 1, 2021.

Petitioner:
Katarzyna Mioduszewski,
Petitioner
4820 Shell Stream Blvd
New Port Richey, FL 34652
Attorney for Petitioner:
Michael J. Heath, Esq.
Attorney for Petitioner
167 108th Avenue
Treasure Island, FL 33706
Florida Bar #0010419,
SPN 02642718
Phone 727.360.2771
Fax 727.360.8980
October 1, 8, 2021 21-01461P

SECOND INSERTION

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

CASE NO.: 2021CC001993CCAXES Crestview Hills Homeowners Association, Inc. Plaintiff, vs.

JOSHUA LINCOLN, et al. Defendant(s)

Notice is hereby given that, pursuant to a Final Judgment of Foreclosure or Order dated 9/21/2021, entered in Civil Case No. 2021CC001993CCAXES, in the COUNTY COURT in and for PASCO County, Florida, wherein CRESTVIEW HILLS HOMEOWNERS ASSOCIATION, INC is the Plaintiff, and JOSHUA LINCOLN, et al., are the Defendants, Nikki Alvarez-Sowles, Esq., PASCO County Clerk of the Court, will sell the property situated in PASCO County, Florida, described as:

Lot 133, CRESTVIEW HILLS, according to the map or plat thereof as recorded in Plat Book 53, Page 124 of the Public Records of Pasco County Florida.

at public sale, to the highest and best bidder, for cash, at www.pasco.realforeclose.com, at 11:00 a.m. on the 22nd day of November 2021. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed.

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

Dated September 28, 2021.
s/ Anne M. Malley
Anne M. Malley, Esquire
(SPN 1742783, FBN 075711)
36739 State Road 52, Suite 105
Dade City, FL 33525
Phone: (352) 437-5680
Fax: (352) 437-5683
Primary E-Mail Address:
amalley@malleyppa.com
Secondary E-Mail Address:
Denise@malleyppa.com
October 1, 8, 2021 21-01434P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-1238 ES IN RE: ESTATE OF LILLIAN D. KREITSCH, Deceased.

The administration of the estate of LILLIAN D. KREITSCH, deceased, whose date of death was May 30, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak ave., Dade City, FL 33523-3894. 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: October 1, 2021.

MILLIE CONWAY
Personal Representative
8053 Sanguinelli Road
Land O' Lakes, FL 34637
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:
jriviera@hnh-law.com
October 1, 8, 2021 21-01450P

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. 2013CA004225

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

NOTICE IS HEREBY GIVEN pursuant to an Final Judgment of Foreclosure dated June 10, 2021 entered in Case No. 2013CA004225 of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein WESLEY POINTE HOMEOWNERS' ASSOCIATION, INC., is the Plaintiff, and LISA SAPP is the Defendant, Nikki Alvarez-Sowles, Clerk of Court of Pasco County, will sell to the highest and best bidder for cash online via the internet at http://www.pasco.realforeclose.com at 11:00 AM, on the 25th day of October, 2021 the following described property as set forth in said Final Judgment:

Lot 40, WESLEY POINTE, PHASES 2 AND 3, according to the Plat thereof, as recorded in Plat Book 38, Pages 27-29, of the Public Records of Pasco County, Florida.
A/K/A 28603 SEASHELL COURT, WESLEY CHAPEL, FLORIDA 33544
Parcel No.: 06-26-20-0070-00000-0400

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

If you are a person with a disability who needs 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 Human Rights Office, 400 South Fort Harrison Avenue, Suite 500, Clearwater, Florida 33756, (727)464-4062 V/TDD 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: September 27, 2021
s/ Marielle Westerman, Esq.
Florida Bar No. 13244
Westerman Law, PLLC
360 Central Ave., Ste. 800
St. Petersburg, FL 33701
mwesterman@westerman.law
October 1, 8, 2021 21-01438P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2021CP1382WS IN RE: ESTATE OF BARBARA J. WALL, Deceased.

The administration of the estate of BARBARA J. WALL, deceased, whose date of death was August 1, 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 OCTOBER 1, 2021.

Signed on this 20TH day of August, 2021.

NANCY WOYTEK
Personal Representative
6514 Pine Walk Drive
New Port Richey, FL 34655
Rebecca C. Bell
Attorney for Personal Representative
Florida Bar No. 0223440
Delzer, Coulter & Bell, PA
7920 U.S. Highway 19
Port Richey, FL 34668
Telephone: 727 848-3404
Email: rebecca@delzercoulter.com
Secondary Email:
info@delzercoulter.com
October 1, 8, 2021 21-01446P

SECOND INSERTION

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

Case No. 2021 CA 1412 ES

21ST MORTGAGE CORPORATION, Plaintiff, vs. LASONYA DECOLE COTTEN; RICHARD A. COTTEN; and UNKNOWN TENANT Defendant.

TO: RICHARD A. COTTEN last known address, 7353 Oakfield Lane, Zephyrhills, FL 33540

Notice is hereby given to RICHARD A. COTTEN that an action of foreclosure on the following property in Pasco County, Florida:

Legal: ONE ACRE IN THE SOUTHEAST CORNER OF THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 32, TOWNSHIP 25 SOUTH, RANGE 22 EAST, PASCO COUNTY, FLORIDA. TOGETHER WITH A 2020 CHAMPION MODEL MANUFACTURED HOME BEARING SERIAL NO.'S: FL26100PH-B202454 AND FL26100PH-B202454B.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Leslie S. White, Esquire, the Plaintiffs attorney, whose address is, 420 S. Orange Avenue, Suite 700, P.O. Box 2346, Orlando, Florida 32802-2346 on or before November 1, 2021 30 days from the first date of publication and file the original with the clerk of the court either before service on the 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 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 ON Sept. 23, 2021.
Nikki Alvarez-Sowles, Esq.
County Clerk of Circuit Court
By Kelly Jeanne Symons
Deputy Clerk
Leslie S. White, Esquire,
the Plaintiffs attorney,
420 S. Orange Avenue, Suite 700,
P.O. Box 2346, Orlando, Florida
32802-2346
October 1, 8, 2021 21-01443P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP000997CPAXES Division Probate IN RE: ESTATE OF JOHN J. O'LOUGHLIN Deceased.

The administration of the estate of John J. O'Loughlin, deceased, whose date of death was December 16, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 1, 2021.

Personal Representative:
Brian O'Loughlin
8 Anita Dr.
Jackson, New Jersey 08527
Attorney for Personal Representative:
John Casey Stewart, Esq., Attorney
Florida Bar Number: 118927
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway,
Suite C
Fort Myers, Florida 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: casey@dorceylaw.com
Secondary E-Mail:
dseymour@dorceylaw.com
October 1, 8, 2021 21-01448P

SECOND INSERTION

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

File No. 2021-CP-000812CPAXWS IN RE: ESTATE OF MURIEL P. RICHUARD, Deceased.

The administration of the Estate of MURIEL P. RICHUARD, Deceased, whose date of death was March 5, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is: West Pasco Judicial Center, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is October 1, 2021.

Personal Representative:
MARK P. LEBEIS
18365 Laraugh Dr.
Northville, MI 48168
Attorney for Personal Representative:
JEFFREY A. EISEL, ESQ.
Florida Bar No. 92365
BASKIN EISEL RIGHTMYER
Attorneys at Law
14020 Roosevelt Blvd., Suite 808
Clearwater, FL 33762
Telephone: 727-572-4545
Facsimile: 727-572-4646
Primary Email: jeisel@baskineisel.com
Secondary Email:
kathleen@baskineisel.com
Secondary Email:
eservice@baskineisel.com
October 1, 8, 2021 21-01460P

FOURTH INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO MINOR CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO AND PINELLAS COUNTIES, FLORIDA FAMILY DIVISION CASE NO.: 512021DR002035DRAXWS

IN RE: THE MARRIAGE OF SEAN GILMAN, Petitioner/Husband, and JAMIE LYNN GILMAN, Respondent/Wife. TO: JAMIE LYNN GILMAN 2320 INDIAN KEY DRIVE HOLIDAY, FL 34691

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: SEAN GILMAN, Petitioner/Husband, C/O Barroso Law, PLLC, Yanae M. Barroso, Esquire, 3158 Northside Drive, Key West, FL 33040 on or before 10-18, 2021 and file the original with the clerk of this Court at: Pasco County Clerk of Court, 7530 Little Road, New Port Richey, Florida, 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. (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 address(es) 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: 9-9-2021

CLERK OF THE CIRCUIT COURT (Seal) By: Cynthia Ferdon-Gaede Deputy Clerk

Sept. 17, 24; Oct. 1, 8, 2021

21-01345P

SECOND INSERTION

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

CASE NO.: 2021CA001822CAAXWS

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SECURITIZED ASSET BACKED RECEIVABLES LLC TRUST 2004-NC1, Plaintiff, vs.

UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF DONNA LEFEBVRE A/K/A DONNA LEE LEFEBVRE NK/A DONNA L. LEFEBVRE, DECEASED; ASHLEY ROSE; RYAN LEFEBVRE; DISCOVER BANK, Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Donna Lefebvre a/k/a Donna Lee Lefebvre a/k/a Donna L. Lefebvre, deceased

3545 Springfield Drive Holiday, Florida 34691

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

LOT 2470, BEACON SQUARE, UNIT 21-A, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10,

PAGE 121, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Street Address: 3545 Springfield Drive, Holiday, Florida 34691

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiffs attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice and file the original with the Clerk of this Court, 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 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 on 9-24, 2021.

Nikki Alvarez-Sowles, Esq. Clerk of said Court

By: /s/ Cynthia Ferdon-Gaede As Deputy Clerk

McCabe, Weisberg & Conway, LLC 3222 Commerce Place, Suite A West Palm Beach, FL 33407 Telephone: (561) 713-1400 FLpleadings@MWC-law.com File#: 21-400117

October 1, 8, 2021 21-01442P

SECOND INSERTION

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

CASE NO.: 2019CA000259CAAXWS

BANK OF AMERICA, N.A., Plaintiff, v. ANTHONY WILSON; ROBERT W. BENNETT; UNKNOWN SPOUSE OF ROBERT W. BENNETT; COLONIAL HILLS CIVIC ASSOCIATION, INC.; STATE OF FLORIDA; PASCO COUNTY, FLORIDA, CLERK OF COURT; BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order dated September 17, 2021 entered in Civil Case No. 2019CA000259CAAXWS in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein BANK OF AMERICA, N.A., Plaintiff and ANTHONY WILSON; ROBERT W. BENNETT; COLONIAL HILLS CIVIC ASSOCIATION, INC.; STATE OF FLORIDA; PASCO COUNTY, FLORIDA, CLERK OF COURT; BOARD OF COUNTY COMMISSIONERS OF PASCO COUNTY, FLORIDA, are defendants, Nikki Alvarez-Sowles, Clerk of Court, will sell the property at public sale at www.pasco.realforeclose.com beginning at 11:00 AM on October 26, 2021 the following described property as set forth in said Final Judgment, to-wit:

LOT 746, COLONIAL HILLS UNIT 11, ACCORDING TO THE PLAT THEREOF, RECORDED

IN PLAT BOOK 10, PAGE 91, THROUGH 92, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

Property Address: 5220 Falcon Drive, Holiday, Florida 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 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 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.

Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: fltrialprop@kelleykronenberg.com

/s/ Jason M. Vanslette Jason M Vanslette, Esq. FBN: 92121

File No: M180372-JMV

October 1, 8, 2021 21-01431P

SECOND INSERTION

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

CASE: 2021-CC-002867 THE OAKS AT RIVER RIDGE HOMEOWNER'S ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. AUSTIN ALLBRITTON; UNKNOWN SPOUSE OF AUSTIN ALLBRITTON; AND UNKNOWN TENANT(S), Defendant.

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

Lot 280, THE OAKS AT RIVER RIDGE, UNIT FOUR B & C, according to the Plat thereof as recorded in Plat Book 36, Pages 37-40, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.

A/K/A 7814 Chadwick Drive, New Port Richey, FL 34654 This action has been filed against you and you are required to serve a copy of your written defense, if any, upon MANKIN LAW GROUP, Attorneys for Plaintiff, whose address is 2535 Landmark Drive, Suite 212, Clearwater, FL

33761, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 24 day of Sept, 2021.

Nikki Alvarez-Sowles, Esq.
As Clerk of the Court
By /s/ Cynthia Ferdon-Gaede
As Deputy Clerk

MANKIN LAW GROUP,
Attorneys for Plaintiff
2535 Landmark Drive, Suite 212
Clearwater, FL 33761
October 1, 8, 2021 21-01441P

SECOND INSERTION

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

CASE No. 2021CA001806CAAXES REVERSE MORTGAGE FUNDING LLC, Plaintiff vs.

UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOHNNIE M. WIGGINS AKA JOHNNIE MAE WIGGINS, DECEASED, et al., Defendants

TO: UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF JOHNNIE M. WIGGINS AKA JOHNNIE MAE WIGGINS, DECEASED
20715 MICKENS DRIVE
DACE CITY, FL 33526

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

LOT 1, BLOCK A, TRILBY MANOR, UNIT ONE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 7, PAGE 150, 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 Nov 1 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 28th day of September 2021.

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

Greenspoon Marder, LLP,
Default Department,
Attorneys for Plaintiff
Trade Centre South, Suite 700
100 West Cypress Creek Road
Fort Lauderdale, FL 33309
(58341.1002)
October 1, 8, 2021 21-01459P

SECOND INSERTION

NOTICE OF RESCHEDULED SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CIVIL ACTION
CASE NO.: 51-2015-CA-003109-ES DIVISION: J4, J8

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2007-1, Plaintiff, vs. JEFFREY VAILE, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated September 2, 2021, and entered in Case No. 51-2015-CA-003109-ES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida in which The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-1, is the Plaintiff and Jeffrey Vaile, Charlesworth At Meadow Pointe Homeowners Association, Inc., are defendants, the Pasco County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at www.pasco.realforeclose.com, Pasco County, Florida at 11:00 am on the October 19, 2021 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 6, BLOCK 12, MEADOW POINTE PARCEL 16, UNIT 3A, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 45, PAGE 127, OF

THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
A/K/A 30235 SWINFORD LN,
WESLEY CHAPEL, FL 33543

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

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

Dated this 27 day of September, 2021.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService:
servealaw@albertellilaw.com
By: /s/ Justin Swosinski
Florida Bar #96533
Justin Swosinski, Esq.
CT - 15-186796
October 1, 8, 2021 21-01456P

SECOND INSERTION

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

GENERAL JURISDICTION DIVISION
CASE NO. 2018CA003218CAAXWS LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. ANN MARIE CURRO, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 11, 2019 in Civil Case No. 2018CA003218CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Dade City, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and ANN MARIE CURRO, 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 26th day of October, 2021 at 11:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 13 IN THOUSAND OAKS EAST PHASE IV, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 53, PAGE 94, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

SECOND INSERTION

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

CASE NO.: 2019CA003881 PHH MORTGAGE CORPORATION, Plaintiff, vs.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF LLOYD BAILEY A/K/A L.BAILEY, DECEASED; et al., Defendant(s).

TO: Llewellyn Bailey A/K/A Llewellyn Bailey A/K/A Llewellyn Bailey, Jr. Last Known Residence: 3507 Seven Springs Boulevard New Port Richey, FL 34655

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in PASCO County, Florida: LOT 636, SEVEN SPRINGS HOMES UNIT THREE-A, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 6 AND 7, 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 ALDRIDGE | PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200,

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

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

/s/ Robyn Katz,
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 0146803
6814040
18-01264-4
October 1, 8, 2021 21-01466P

SECOND INSERTION

Delray Beach, FL 33445, on or before November 1 2021, 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.

Dated on September 23, 2021
Nikki Alvarez-Sowles, Esq.
As Clerk of the Court
By /s/ Kelly Symons
As Deputy Clerk

ALDRIDGE | PITE, LLP
Plaintiff's attorney
1615 South Congress Avenue, Suite 200
Delray Beach, FL 33445
1221-4210B
October 1, 8, 2021 21-01440P

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA

CASE NO. 2019CA003351CAAXWS GERALD HERTZ AND FAY HERTZ, as Co-Trustees of the GERALD HERTZ REVOCABLE TRUST AGREEMENT DATED 5/31/07, Plaintiff, vs.

13748 BRYNDLEWOOD CT, LLC., a Florida limited liability company; BLASINA M. BAUTISTA DE MORETA; JUAN L. MORETA; JUAN F. MORETA; THE PRESERVE AT FAIRWAY OAKS HOMEOWNER'S ASSOCIATION, INC., a not for profit Florida corporation; UNKNOWN TENANT IN POSSESSION # 1; AND UNKNOWN TENANT IN POSSESSION # 2, Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Consent Default Final Summary Judgment of Mortgage Foreclosure dated September 21, 2021 and entered in Case No. 2019CA003351CAAXWS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida wherein GERALD HERTZ AND FAY HERTZ, as Co-Trustees of the GERALD HERTZ REVOCABLE TRUST AGREEMENT DATED 5/31/07 is the Plaintiff(s) and 13748 BRYNDLEWOOD CT, LLC., a Florida limited liability company, BLASINA M. BAUTISTA DE MORETA, JUAN L. MORETA, JUAN F. MORETA, THE PRESERVE AT FAIRWAY OAKS HOMEOWNER'S ASSOCIATION, INC., a not for profit Florida corporation, UNKNOWN TENANT IN POSSESSION # 1, AND UNKNOWN TENANT IN POSSESSION # 2, are Defendants, I will sell to the highest and best bidder for cash by electronic sale beginning at 11:00 a.m. on the 22nd day of February, 2022 at www.

pasco.realforeclose.com the following described property as set forth in said Order or Final Judgment, to-wit:

Lot 520, THE PRESERVE AT FAIRWAY OAKS UNIT FOUR, according to the Plat thereof, as recorded in Plat Book 39, Pages 23 through 29, of the Public Records of Pasco County, Florida a/k/a 13748 Bryndlewood Court, Hudson, FL 34669

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

"It is the intent of the 6th Judicial Circuit to provide reasonable accommodations when requested by qualified persons with disabilities. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you to the provision of certain assistance. Within two (2) working days of your receipt of this (describe notice/order) please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext.8110 (V) in Dade City; via 1-800-955-8771 if you are hearing impaired. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding disabled transportation services."

DAVID R. ROY, P.A.
4209 N. Federal Hwy.
Pompano Beach, FL 33064
Tel. (954) 784-2961
Email: david@davidroy.com
Email: teyvonn@davidroy.com
By: Teyvonn Johnson
Fla. Bar No. 1011005
October 1, 8, 2021 21-01437P

SECOND INSERTION

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

Case No.: 51-2021CP001327CPAXWS Division: J IN RE: ESTATE OF MARK BLACKBURN, Deceased.

The administration of the estate of MARK BLACKBURN, deceased, whose date of death was July 2, 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 October 1, 2021.

Personal Representative: KATHERINE BLACKBURN
14901 Wake Robin Drive
Brooksville, Florida 34604
Attorney for Personal Representative: DANIELLE S. DICICCO, ESQ.
Florida Bar No.: 1025834
3812 W. Linebaugh Ave., Ste. 108
Tampa, FL 33618
Telephone: (727) 900-5695
E-Mail: danielle.dicicco.law@gmail.com
October 1, 8, 2021 21-01447P

SECOND INSERTION

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

CASE NO.: 2017-CA-001930 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-BC6, Plaintiff, v.

VAN R. BROWN; ALISON T. BROWN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.; UNITED STATES OF AMERICA; TRINITY OAKS COMMERCE CENTER PROPERTY OWNERS ASSOCIATION INC.; TRINITY WEST COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated September 8, 2021, and U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-BC6, is the Plaintiff and VAN R. BROWN; ALISON T. BROWN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC.; UNITED STATES OF AMERICA; TRINITY OAKS COMMERCE CENTER PROPERTY OWNERS ASSOCIATION INC.; TRINITY WEST COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, are the Defendants, Nikki Alvarez-Sowles, Clerk of Court, will sell to the highest and best bidder for cash, www.pasco.realforeclose.com at

11:00 a.m. on January 4, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 97, TRINITY WEST, PHASE 2, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGE 115, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA (the "Property").
A/K/A: 2804 Flagler Court, Trinity, FL 34655.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN SIXTY (60) DAYS AFTER THE SALE.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

DATED this 22nd day of September, 2021.

/s/ Amy B. Kisz
By: Amy B. Kisz, Esq.
Submitted by:
McGlinchey Stafford
Attorneys for Plaintiff
10407 Centurion Parkway North,
Suite 200
Jacksonville, Florida 32256
Tel: (904) 224-4494
Fax: (904) 212-2015
fst@mcglinchey.com
1436172.1
October 1, 8, 2021 21-01435P

SECOND INSERTION

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

CIVIL ACTION
CASE NO. 18-CA-2436-W5 REGIONS BANK, successor by merger with AmSouth Bank, Plaintiff, v.

JUDITH M. CONNORS, MARTIN W. MILLER, TENANT #1 n/k/a Corrine Carroll, and TENANT #2 n/k/a Lori Ann Carroll, representing tenants in possession, THE ESTATE OF MARTIN W. MILLER, and UNKNOWN HEIRS, UNKNOWN BENEFICIARIES, and UNKNOWN PARTIES, of Martin W. Miller, deceased, including if defendants are deceased, any unknown heirs, devisees, grantees, creditors, and all other parties claiming by, through, under or against that defendant, and the several and respective unknown assigns, successors in interest, trustees or other persons claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants, Defendants.

Notice is hereby given that, pursuant to a Uniform Final Judgment of Foreclosure, entered in the above-styled cause on October 21, 2020, and Order Granting Plaintiff's Motion to Reschedule Judicial Foreclosure Sale, entered in the above-styled cause on September 17, 2021, in the Circuit Court of Pasco County, Florida, NIKKI ALVAREZ-SOWLES, ESQ., Pasco County Clerk & Comptroller, will sell the property situated in Pasco County, Florida, described as:

Description of Mortgaged Property
Lot 237, ORANGEWOOD VILLAGE, UNIT 5, according to the map or plat thereof, as recorded in Plat Book 8, Page 29, of the Public Records of Pasco County, Florida. Property Address: 4930 Fruitwood Loop, Holiday, Florida 34690.
at a Public Sale, the Clerk shall sell the property to the highest bidder, for cash, except as set forth hereinafter, on October 26, 2021, at 11:00 a.m. at www.pasco.realforeclose.com, in accordance with Chapter 45 and Chapter 702, Florida Statutes.
Any person claiming an interest in the surplus funds from the sale, if any, other than the property owner, as of the date of the Lis Pendens, must file a claim before the clerk reports the surplus as unclaimed.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Dated: September 23, 2021.
By: /s/ Starlett M. Massey
Starlett M. Massey
Florida Bar No. 44638
Jennifer L. Coddling
Florida Bar No. 87227
Massey Law Group, P.A.
P.O. Box 262
St. Petersburg, Florida 33731-0262
(813) 868-5601 (Tel)
smassey@masseylawgroup.com
service@masseylawgroup.com
Attorneys for Regions Bank
October 1, 8, 2021 21-01458P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021-CP-001370CPAXWS
Division Probate
IN RE: ESTATE OF ROBERT J. WEILER Deceased.

The administration of the estate of Robert J. Weiler, 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 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 October 1, 2021.

Personal Representative:
Sheri C. Weiler
 12 Stellar Drive
 Greenwood Lake,
 New York 10925

Attorney for
 Personal Representative:
 John W. Hudzietz II, Esq.
 Email Address:
 emancinilaw@gmail.com
 Florida Bar No. 0844039
 Hudzietz & Mancini, P.A.
 10028 State Road 52
 Hudson, Florida 34669
 October 1, 8, 2021 21-01463P

SECOND INSERTION

NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-21-CP-1489-ES
Division X
IN RE: THE ESTATE OF CLIFTON EDWARD LABOMBARD 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 Clifton Edward LaBombard, 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 August 21, 2020; that the total value of the estate is \$10,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME	ADDRESS
MaryEllen LaBombard	18102 Monteverde Drive Spring Hill, FL 34610

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 October 1, 2021.

Personal Representative:
MaryEllen LaBombard
 18102 Monteverde Drive
 Spring Hill, Florida 34610

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
 October 1, 8, 2021 21-01462P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-2021-CP-000831-CPAXWS
Division Probate
IN RE: ESTATE OF ROBERT L. CUMMINGS Deceased.

The administration of the estate of Robert L. Cummings, deceased, whose date of death was January 26, 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 October 1, 2021.

Personal Representative:
Robert E. Cummings
 64 Douglas Street
 Homosassa, florida 34446

Attorney for
 Personal Representative:
 /s/ Misa A. Everist
 Misa A. Everist
 E-mail Address:
 email@everist-tillman.com
 Florida Bar No. 0196169
 Everist Tillman PLLC
 915 1st Ave. N., Ste. B
 St. Petersburg, Florida 33705
 Telephone: (727) 345-5700
 October 1, 8, 2021 21-01467P

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION
Case #: 2019CA00364CAAXWS
DIVISION: J2
Nationstar Mortgage LLC d/b/a Mr. Cooper Plaintiff, vs.-

Jonathan P. Byrd; Bobbijo Byrd; Nationstar Mortgage LLC d/b/a Greenlight Loans; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devises, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2019CA-00364CAAXWS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, where-

in Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Jonathan P. Byrd are defendant(s), I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash IN AN ONLINE SALE ACCESSED THROUGH THE CLERK'S WEBSITE AT WWW.PASCO.REALFORECLOSE.COM, AT 11:00 A.M. on October 26, 2021, the following described property as set forth in said Final Judgment, to-wit:

PART OF TRACT 47 OF THE TAMPA-TARPON LAND COMPANY'S SUBDIVISION OF SECTION 16, TOWNSHIP 26 SOUTH, RANGE 16 EAST, AS RECORDED IN PLAT BOOK 1, AT PAGES 68, 69 AND 70, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF SAID TRACT 47; THENCE RUN ALONG THE WEST LINE OF SAID TRACT 47, N. 00° 13' 10" EAST, 995.87 FEET; THENCE SOUTH 89°39' 26" EAST, 109.99 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE SOUTH 89° 39' 26" EAST, 110 FEET; THENCE SOUTH 00° 13' 55" WEST, 177.04 FEET; THENCE NORTH 89°38' 04" WEST, 110 FEET, THENCE NORTH 00° 13' 55" WEST, 177.0 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 2000, MAKE: FLEETWOOD, VIN#: GAFLX54A85037HS21 AND VIN#: GAFLX54B85037HS21. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

Submitted By:
 ATTORNEY FOR PLAINTIFF:
 LOGS LEGAL GROUP LLP
 2424 North Federal Highway,
 Suite 360
 Boca Raton, Florida 33431
 (561) 998-6700
 (561) 998-6707
 19-321284 FC01 CXE
 October 1, 8, 2021 21-01433P

SECOND INSERTION

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

CASE NO.: 51-2015-CA-000918-ES - FEDERAL NATIONAL MORTGAGE ASSOCIATION, Plaintiff, vs. JENNIFER CROSBY A/K/A JENNIFER A. CROSBY A/K/A JENNIFER ANNE CROSBY A/K/A JENNIFER MUNIZ; ASBEL ESTATES HOMEOWNERS ASSOCIATION, INC.; ANTONIO MUNIZ, III A/K/A ANTONIO MUNIZ; UNKNOWN TENANT; IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.

NOTICE IS HEREBY GIVEN pursuant to Consent Uniform Final Judgment of Foreclosure dated the 14th day of September 2021, and entered in Case No. 51-2015-CA-000918-ES, of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSOCIATION is the Plaintiff and JENNIFER CROSBY A/K/A JENNIFER A. CROSBY A/K/A JENNIFER ANNE CROSBY A/K/A JENNIFER MUNIZ ASBEL ESTATES HOMEOWNERS ASSOCIATION, INC. ANTONIO MUNIZ, III A/K/A ANTONIO MUNIZ; and UNKNOWN TENANT IN POSSESSION OF

THE SUBJECT PROPERTY are defendants. NIKKI ALVAREZ-SOWLES, ESQ as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash, on the 15th day of November 2021, at 11:00 AM on PASCO County's Public Auction website: www.pasco.realforeclose.com, pursuant to judgment or order of the Court, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

LOT 52, BLOCK 10 OF ASBEL ESTATES PHASE 2, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 58, PAGE(S) 85 THROUGH 95, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA
 Property Address: 9705 MAXSON DR, LAND O LAKES, FL 34638

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

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no

cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 28th day of September, 2021.
 By: /s/ Aamir Saeed
 Aamir Saeed, Esq.
 Bar Number: 102826
 Submitted by:
 Choice Legal Group, P.A.
 P.O. Box 771270
 Coral Springs, FL 33077
 Telephone: (954) 453-0365
 Facsimile: (954) 771-6052
 Toll Free: 1-800-441-2438
 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
 eservice@clelegalgroup.com
 15-00194
 October 1, 8, 2021 21-01457P

SECOND INSERTION

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

CASE NO.: 2021CA000288CAAXES
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6, Plaintiff, vs. ESTATE OF MARY ALLEAN VEST, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARY ALLEAN VEST, DECEASED; GREGORY DALE VEST; GRAYDON DALE VEST; GRETCHEN DANIELLE VEST F/K/A GRETCHEN DANIELLE PARKER; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al., Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Uniform Final Judgment of Foreclosure dated September 21, 2021, entered in Civil Case No.: 2021CA000288CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR TO FIRSTAR TRUST COMPANY, AS TRUSTEE, FOR MANUFACTURED HOUSING CONTRACT SENIOR/SUBORDINATE PASS-THROUGH CERTIFICATE TRUST 1997-6, Plaintiff, and ESTATE OF MARY ALLEAN VEST, DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF MARY ALLEAN VEST, DECEASED; GREGORY DALE VEST; GRAYDON DALE VEST; GRETCHEN DANIELLE VEST F/K/A GRETCHEN DANIELLE PARKER; ALL OTHER UNKNOWN PARTIES, including, if a named Defendant is deceased, the personal representatives, the surviving spouse, heirs, devisees, grantees, creditors, and all other parties claiming, by, through, under or against that Defendant, and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above named or

described Defendants, are Defendants.

NIKKI ALVAREZ-SOWLES, ESQ., The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.pasco.realforeclose.com, at 11:00 AM, on the 26th day of October, 2021, the following described real property as set forth in said Judgment, to wit:

COMMENCE AT THE SOUTHEAST CORNER OF THE NW 1/4 OF SECTION 12, TOWNSHIP 25 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA; THENCE N 00 DEGREES 00'18" E, 30.00 FEET TO THE POINT OF BEGINNING; THENCE S. 89 DEGREES 37'35" W, 174.39 FEET; THENCE N. 00 DEGREES 00'18" E, 269.22 FEET; THENCE N. 89 DEGREES 38'20" E, 174.39 FEET; THENCE S. 00 DEGREES 00'18" W, 269.18 FEET TO THE POINT OF BEGINNING. SUBJECT TO AND TOGETHER WITH A 30.00 FOOT WIDE EASEMENT FOR INGRESS AND EGRESS LYING ADJACENT TO AND 15.00 FEET EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: COMMENCE AT THE SOUTHEAST CORNER OF THE NW 1/4 OF SAID SECTION 12; THENCE N. 00 DEGREES 00'18" E, 299.18 FEET FOR A POINT OF BEGINNING; THENCE S. 89 DEGREES 38'20" W, 523.17 FEET FOR A POINT OF TERMINATION. AND TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS BEING DESCRIBED AS: THE EAST 30.00 FEET OF THE NORTH 269.18 FEET OF THE SOUTH 299.18 FEET OF THE NW 1/4 OF SAID SECTION 12 AND TOGETHER WITH AN EASEMENT OVER AND ACROSS THE NORTH 30.00 FEET OF THE FOLLOWING DESCRIBED LAND: TRACT G: A PORTION OF LOT 2, NELSON'S SUBDIVISION OF THE SW 1/4 OF THE NE 1/4 OF SECTION 12., TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS RECORDED IN PLAT BOOK 1, PAGE 9, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, AND BEING FURTHER DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE NE 1/4 OF SAID SECTION 12, THE SAME BEING THE SOUTHWEST CORNER OF LOT 2,

OF SAID NELSON'S SUBDIVISION, THENCE RUN N. 00 DEGREES 30'38" W, ALONG THE WEST LINE OF THE NE 1/4 OF SAID SECTION 12, 84.5 FEET; THENCE N. 89 DEGREES 08'18" E, 496.64 FEET TO THE WESTERLY RIGHT OF WAY LINE OF S.R. S-35A AS IT IS NOW CONSTRUCTED; THENCE S. 26 DEGREES 45'35" E ALONG SAID RIGHT OF WAY, 93.93 FEET; THENCE S. 89 DEGREES 08'18" W, ALONG THE SOUTH LINE OF SAID LOT 2, 538.18 FEET TO THE POINT OF BEGINNING. TOGETHER WITH THAT CERTAIN 1998, 60-28 CL24602 MOBILE HOME, SERIAL NUMBERS JACFL18861A AND JACFL18861B.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact:
 Public Information Dept., Pasco County Government Center
 7530 Little Rd.
 New Port Richey, FL 34654
 Phone: 727.847.8110 (voice)
 in New Port Richey
 352.521.4274, ext 8110 (voice)
 in Dade City
 Or 711 for the hearing impaired
 Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

Dated: September 24, 2021
 /s/ Brian L. Rosaler
 By: Brian L. Rosaler
 Florida Bar No.: 0174882.
 Attorney for Plaintiff:
 Brian L. Rosaler, Esquire
 Popkin & Rosaler, P.A.
 1701 West Hillsboro Boulevard
 Suite 400
 Deerfield Beach, FL 33442
 Telephone: (954) 360-9030
 Facsimile: (954) 420-5187
 21-49098
 October 1, 8, 2021 21-01436P

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL ACTION
Case #: 2019CA003037CAAXES
DIVISION: Y
Wells Fargo Bank, N.A. Plaintiff, vs.-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Csaba Gabriel Detari a/k/a Csaba G. Detari a/k/a Csaba Detari, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Csaba Laurence Detari a/k/a Csaba L. Detari; Brian Dezo Detari a/k/a Brian D. Detari; Emily Detari Shelton a/k/a Emily D. Shelton; Unknown Spouse of Csaba Laurence Detari a/k/a Csaba L. Detari; Unknown Spouse of Brian Dezo Detari a/k/a Brian D. Detari; Unknown Spouse of Emily Detari Shelton a/k/a Emily D. Shelton; Clerk of Circuit Court of Pasco County, Florida; Helen Thomson Detari a/k/a Helen Mary Thomson; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling fore-

closure sale or Final Judgment, entered in Civil Case No. 2019CA-003037CAAXES of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Csaba Gabriel Detari a/k/a Csaba G. Detari a/k/a Csaba Detari, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s) are defendant(s), I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash IN AN ONLINE SALE ACCESSED THROUGH THE CLERK'S WEBSITE AT WWW.PASCO.REALFORECLOSE.COM, AT 11:00 A.M. on October 26, 2021, the following described property as set forth in said Final Judgment, to-wit:

PARCEL 644, UNRECORDED PLAT OF QUAIL HOLLOW PINES, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

A TRACT OF LAND LYING IN SECTION 35, TOWNSHIP 25 SOUTH, RANGE 19 EAST, PASCO COUNTY, FLORIDA, BEING PART OF AN UNRECORDED MAP AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE NORTHEAST CORNER OF SAID SECTION 35, RUN NORTH 89° 07' 11" WEST ALONG THE NORTH LINE, A DISTANCE OF 2643.27 FEET TO A POINT: THENCE RUN NORTH 89° 04' 16" WEST, A DISTANCE OF 1722.64 FEET TO A POINT: THENCE RUN SOUTH 05° 10' 31" WEST, A DISTANCE OF 941.61 FEET TO A POINT: THENCE RUN SOUTH 06° 54' 15" EAST, A DISTANCE OF 153.55 FEET TO A POINT THENCE RUN SOUTH

15° 51' 38" EAST, A DISTANCE OF 840.60 FEET TO A POINT: THENCE RUN SOUTH 89° 06' 02" EAST, A DISTANCE OF 838.53 FEET TO A POINT OF BEGINNING; THENCE RUN SOUTH 89° 06' 02" EAST, A DISTANCE OF 150.30 FEET TO A POINT: THENCE RUN SOUTH 00° 53' 58" WEST, A DISTANCE OF 290.0 FEET TO A POINT: THENCE RUN NORTH 89° 06' 02" WEST, A DISTANCE OF 150.30 FEET TO A POINT: THENCE RUN NORTH 00° 53' 58" EAST, A DISTANCE OF 290.0 FEET TO A POINT OF BEGINNING.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711.

Submitted By:
 ATTORNEY FOR PLAINTIFF:
 LOGS LEGAL GROUP LLP
 2424 North Federal Highway,
 Suite 360
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 (561) 998-6700
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 19-320871 FC01 WNI
 October 1, 8, 2021 21-01432P

