

PASCO COUNTY LEGAL NOTICES

FIRST INSERTION

FICTITIOUS NAME NOTICE
Notice is hereby given that GAIL MC-DANIEL GUTHRIE, OWNER, desiring to engage in business under the fictitious name of GAIL'S BOTANICALS located at 9335 PALM AVE, PORT RICHEY, FLORIDA 34668 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.
November 12, 2021 21-01723P

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of VCA Bayonet Point Animal Hospital located at 11823 Oak Trail way, in the County of Pasco, in the City of Port Richey, Florida 34668 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Pasco, Florida, this 9th day of November, 2021.
VCA Animal Hospitals Inc
November 12, 2021 21-01731P

FIRST INSERTION

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

Notice is given that the District's Final Agency Action is approval of the alteration of an existing Surface Water Management System on 49.95 acres to serve the Commercial project known as Epperson South - Resubmitted Town Center West ERP Modification. The project is located in Pasco County, Section(s) 26, 34, 35 Township 25 South, Range 20 E. The permit applicant is Epperson Ranch, LLC. 2502 N. Rocky Point Road Suite 1050, Tampa, FL 33607. The Permit No. is 43026736.101.
The file(s) pertaining to the project referred to above is available for inspection Monday through Friday except for legal holidays, 8:00 a.m. to 5:00 p.m., at the Southwest Florida Water Management District (District) at 7601 Highway 301 North, Tampa, Florida 33637.

NOTICE OF RIGHTS

Any person whose substantial interests are affected by the District's action regarding this permit may request an administrative hearing in accordance with Sections 120.569 and 120.57, Florida Statutes (F.S.), and Chapter 28-106, Florida Administrative Code (F.A.C.), of the Uniform Rules of Procedure. A request for hearing must (1) explain how the substantial interests of each person requesting the hearing will be affected by the District's action, or final action; (2) state all material facts disputed by each person requesting the hearing or state that there are no disputed facts; and (3) otherwise comply with Chapter 28-106, F.A.C. A request for hearing must be filed with and received by the Agency Clerk of the District at the District's Brooksville address, 2379 Broad Street, Brooksville, FL 34604-6899 within 21 days of publication of this notice (or within 14 days for an Environmental Resource Permit with Proprietary Authorization for the use of Sovereign Submerged Lands). Failure to file a request for hearing within this time period shall constitute a waiver of any right such person may have to request a hearing under Sections 120.569 and 120.57, F.S.

Because the administrative hearing process is designed to formulate final agency action, the filing of a petition means that the District's final action may be different from the position taken by it in this notice of final agency action. Persons whose substantial interests will be affected by any such final decision of the District on the application have the right to petition to become a party to the proceeding, in accordance with the requirements set forth above.

Mediation pursuant to Section 120.573, F.S., to settle an administrative dispute regarding the District's final action in this matter is not available prior to the filing of a request for hearing.
November 12, 2021 21-01738P

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Pattern Farm located at 10810 Leeds Rd, in the County of Pasco, in the City of port richey, Florida 34668 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at port richey, Florida, this 8th day of November, 2021.
Edward Cortes
November 12, 2021 21-01721P

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of VCA Cypress Creek Animal Hospital located at 25227 Wesley Chapel Blvd., in the County of Pasco, in the City of Lutz, Florida 33559 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Pasco, Florida, this 9th day of November, 2021.
VCA Animal Hospitals Inc
November 12, 2021 21-01730P

FIRST INSERTION

NOTICE OF PUBLIC SALE: GREG RUSSELL TOWING & TRANSPORT gives Notice of Foreclosure of Lien and intent to sell these vehicles on 11/27/2021, 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.
1FAHP59S02A100036 2002 FORD
1GBLP37J9V3313602
1998 CHEVROLET
2D4GP44393R281377 2003 DODGE
2G1WT58N289255791
2008 CHEVROLET
JS3TE944674200319 2007 SUZUKI
JY4AM03Y46C089233
2006 YAMAHA
November 12, 2021 21-01726P

FIRST INSERTION

FICTITIOUS NAME NOTICE
Notice is hereby given that Intensive Care Consortium, Inc., 14000 Fivay Road, Hudson, FL 34667 desiring to engage in business under the fictitious name of ICC at Bayonet Point, with its principal place of business in the State of Florida in the County of Polk, will file an Application for Registration of Fictitious Name with the Florida Department of State.
November 12, 2021 21-01725P

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under fictitious name of VCA San Francis Animal Hospital located at 16901 Shady Hills Rd., in the County of Pasco, in the City of Spring Hill, Florida 34610 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Pasco, Florida, this 9th day of November, 2021.
VCA Animal Hospitals Inc
November 12, 2021 21-01732P

FIRST INSERTION

NOTICE OF APPLICATION FOR TAX DEED

Notice of Application for Tax Deed 2021XX00011TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1702561
Year of Issuance: 06/01/2018
Description of Property: 25-26-21-0020-00000-0260
CORVILLA UNREC PLAT OF POR OF TRACTS 24 25 40 & 41 CRYSTAL SPRINGS COLONY FARMS PB 2 PG 24 LOT 26 DESC AS THE SOUTH 70.00 FT OF THE NORTH 280.00 FT OF THE WEST 165.00 FT TR 25 & THE NORTH 25.00 FT OF THE SOUTH 70.00 FT OF THE NORTH 350.00 FT OF THE WEST 165.00 FT TRACT 25 TOGETHER WITH A 40.00 FT EASEMENT FOR INGRESS & EGRESS OR 4569 PG 1905
Name(s) in which assessed: ESTATE OF GARY M WOOD
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01689P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000122TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1709314
Year of Issuance: 06/01/2018
Description of Property: 32-25-16-0000-04800-0010
COM AT NE COR OF SE1/4 OF NW1/4 TH ALG NORTH LN OF SE1/4 OF NW1/4 370.73 FT FOR POB TH S10DEG44°0'W 83.37 FT TO PT IN PITHLA-CHASCOTEE RIVER TH N54DG 14°31'W 140.16 FT TO NORTH LN OF SE1/4 OF NW1/4 TH ALG NORTH LN 129.27FT TO POB OR 6174 PG 1981
Name(s) in which assessed: BELLEAIR BLUFFS PROPERTIES LLC
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01697P

FIRST INSERTION

Notice Is Hereby Given that Littoral Capital Partners II, LLC, 5625 Veterans Memorial Pkwy, St. Petersburg, MO 63376, desiring to engage in business under the fictitious name of All Florida Appliance & A/C, with its principal place of business in the State of Florida in the County of Pasco, has filed an Application for Registration of Fictitious Name with the Florida Department of State.
November 12, 2021 21-01715P

NOTICE OF PUBLIC SALE:

The following personal property of Susan C. Waldron, and If Deceased, All Unknown Parties, Beneficiaries, Heirs, Successors and Assigns of Susan C. Waldron And All Parties Having or Claiming to Have Any Interest in the Property Herein Described will on the 6th day of November 29, 2021, at 10:00 a.m., on property at 9021 Kileen Avenue, Lot #141, Port Richey, Pasco County, Florida 34668, be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:
Year/Make: 1978 VIKI
Mobile Home
VIN Nos.: R11021357A/B
Title Nos.: 16629376/16629377
And All Other Personal Property Therein
PREPARED BY:
Rosia Sterling
Lutz, Bobo & Telfair, P.A.
2155 Delta Blvd, Suite 210-B
Tallahassee, Florida 32303
November 12, 19, 2021 21-01713P

FIRST INSERTION

FICTITIOUS NAME NOTICE
Notice is hereby given that SOUTHERN VETERINARY PARTNERS, LLC, OWNER, desiring to engage in business under the fictitious name of PET FIRST VETERINARY HOSPITAL located at 2204 LAKESHORE DR, STE 325, BIRMINGHAM, ALABAMA 35209 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.
November 12, 2021 21-01722P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX00011TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1702561
Year of Issuance: 06/01/2018
Description of Property: 25-26-21-0020-00000-0260
CORVILLA UNREC PLAT OF POR OF TRACTS 24 25 40 & 41 CRYSTAL SPRINGS COLONY FARMS PB 2 PG 24 LOT 26 DESC AS THE SOUTH 70.00 FT OF THE NORTH 280.00 FT OF THE WEST 165.00 FT TR 25 & THE NORTH 25.00 FT OF THE SOUTH 70.00 FT OF THE NORTH 350.00 FT OF THE WEST 165.00 FT TRACT 25 TOGETHER WITH A 40.00 FT EASEMENT FOR INGRESS & EGRESS OR 4569 PG 1905
Name(s) in which assessed: ESTATE OF GARY M WOOD
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01689P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000109TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1707848
Year of Issuance: 06/01/2018
Description of Property: 10-25-16-0030-00000-0200
JENSEN PARK VILLAGE PB 6 PG 41 LOT 20 OR 7140 PG 1908
Name(s) in which assessed: ESTATE OF LINDA M PRACKER
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01687P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000114TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1705731
Year of Issuance: 06/01/2018
Description of Property: 09-25-17-0040-04700-0190
MOON LAKE ESTATES UNIT 4 PB 4 PGS 79-80 LOTS 19 20 & 21 BLOCK 47 OR 4026 PG 1940
Name(s) in which assessed: ROBERT M WAUGH REBECCA L WAUGH
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01691P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000108TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1701816
Year of Issuance: 06/01/2018
Description of Property: 09-26-21-0060-00000-0380
REPLAT OF BRIGHTWOOD ESTATES PB 23 PGS 20-21 LOT 38 OR 3530 PG 24 OR 7739 PG 1952
Name(s) in which assessed: ESTATE OF PATRICIA REON
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01686P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000113TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1706142
Year of Issuance: 06/01/2018
Description of Property: 17-25-17-0030-01500-0540
MOON LAKE NO 3 PB 4 PGS 75 & 76 LOTS 54 TO 56 INCL BLK 15 OR 2049 PG 1842
Name(s) in which assessed: ESTATE OF PHILIP PARISE
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01690P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000117TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1702163
Year of Issuance: 06/01/2018
Description of Property: 14-26-21-0120-00400-0080
CUNNINGHAM HOMESITES MB 5 PG 74 LOT 8 BLK 4 EXC N 6 FT OR 7569 PG 661 OR 7808 PG 516
Name(s) in which assessed: ESTATE OF MARY F ANDERSON
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01694P

FIRST INSERTION

Notice of Application for Tax Deed 2020XX000220TDAXXX
NOTICE IS HEREBY GIVEN, That ELEVENTH TALENT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1409947
Year of Issuance: 06/01/2015
Description of Property: 34-25-16-0020-00300-00C0
BRANDYWINE CONDO I PB 19 PGS 52-54 UNIT C BUILDING 3 & COMMON ELEMENTS OR 9070 PG 2296
Name(s) in which assessed: DIANE MARIE PALLACE
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01685P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000115TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1708139
Year of Issuance: 06/01/2018
Description of Property: 12-25-16-0090-05300-0100
GRIFFIN PK B 2 P 78 & 78A LOT 10-11 BLK 53 OR 4080 PG 1140
Name(s) in which assessed: LORNA FLETCHER
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01692P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000120TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1706216
Year of Issuance: 06/01/2018
Description of Property: 21-25-17-0110-19200-0550
MOON LAKE ESTATES UNIT 11 PB 5 PGS 141-143 LOTS 55 56 57 & 58 BLOCK 192 (O) OR 9645 PG 1642
Name(s) in which assessed: JONATHAN LEE JACKSON
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01696P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000110TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1706963
Year of Issuance: 06/01/2018
Description of Property: 24-24-16-0060-00000-0280
OAKWOOD HEIGHTS SUBDIVISION PB 7 PG 81 LOT 28 OR 9277 PG 336
Name(s) in which assessed: JOE ROLLINS
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01688P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000115TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1708139
Year of Issuance: 06/01/2018
Description of Property: 12-25-16-0090-05300-0100
GRIFFIN PK B 2 P 78 & 78A LOT 10-11 BLK 53 OR 4080 PG 1140
Name(s) in which assessed: LORNA FLETCHER
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01692P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000120TDAXXX
NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:
Certificate #: 1706216
Year of Issuance: 06/01/2018
Description of Property: 21-25-17-0110-19200-0550
MOON LAKE ESTATES UNIT 11 PB 5 PGS 141-143 LOTS 55 56 57 & 58 BLOCK 192 (O) OR 9645 PG 1642
Name(s) in which assessed: JONATHAN LEE JACKSON
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.
November 01, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Nov. 12, 19, 26; Dec. 3, 2021 21-01696P

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail legal@businessobserverfl.com
Business Observer



**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000129TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1705868  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 15-25-17-0060-08000-0030  
 BLK 80 MOON LAKE ESTS UNIT 6 PB 4 PGS 90, 91 LOTS 3 TO 6 INCL OR 1650 PG 1409  
 Name(s) in which assessed:  
 ESTATE OF BOBBY J NORMAN  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01703P

**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000127TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1711764  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 32-26-16-0010-00N00-0120  
 DIXIE GROVES ESTATES PB 6 PG 27 LOT 12 BLOCK N OR 8913 PG 813  
 Name(s) in which assessed:  
 CHARLES LEROY OBERDORF  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01702P

**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000126TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1706238  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 21-25-17-0120-20400-0050  
 MOON LAKE ESTATES UNIT 12 PG 5 PG 151 LOTS 5 & 6 BLOCK 204 OR 8511 PG 1274  
 Name(s) in which assessed:  
 ESTATE OF SONYA K BROWN  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01701P

**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000116TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1708160  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 12-25-16-0090-06000-0030  
 GRIFFIN PARK CITY OF FIVEY PB 2 PGS 78 & 78A LOT 3 BLOCK 60 OR 5930 PG 1106  
 Name(s) in which assessed:  
 RICHARD ALBERT  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01693P

**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000118TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1709797  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 04-26-16-0010-00900-0021  
 E 150 FT OF S 1/2 OF S 1/2 OF N 1/2 OF TR 9 & 10 LESS RD R/W RB 1006 PG 299  
 Name(s) in which assessed:  
 ESTATE OF JANIE GILLIAM  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01695P

**FIRST INSERTION**  
 Notice of Application for Tax Deed 2021XX000132TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1711660  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 31-26-16-0170-00000-3580  
 BUENA VISTA 2ND ADDITION PB 4 PG 108 LOT 358 OR 3098 PG 549  
 Name(s) in which assessed:  
 ESTATE OF LOIS J ABEL  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01706P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-001389**  
**Division Probate**  
**IN RE: ESTATE OF ANNMARIE CHODAK Deceased.**  
 The administration of the estate of AnnMarie Chodak, deceased, whose date of death was June 24, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or 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 November 12, 2021.  
**Personal Representative:**  
**Alfred Brett Langford**  
**Email: langford6302@gmail.com**  
 9213 46th Ct. E.  
 Parrish, Florida 34219  
 Attorneys for Personal Representative:  
 weidnerlaw@yahoo.com  
 Matthew D. Weidner  
 Email Address:  
 service@mattweidnerlaw.com  
 Florida Bar No. 0185957  
 Weidner Law  
 250 Mirror Lake Drive North  
 St. Petersburg, FL 33701  
 November 12, 19, 2021 21-01712P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**CASE NO.: 512021CP001438CPAXES**  
**DIVISION: East Side**  
**IN RE: ESTATE OF ROBERT S. MCGREGOR Deceased.**  
 The administration of the estate of ROBERT S. MCGREGOR, deceased, whose date of death was 02/20/2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The names and address of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is November 12, 2021.  
 Signed on this 9th, day of November, 2021.  
**Personal Representative:**  
**EVAN SPENCER MCGREGOR**  
**Personal Representative**  
 Attorney for Personal Representative:  
 JOHN R. DIXON, ESQUIRE  
 3335 W. Bearss Avenue  
 Tampa FL 33618  
 John.Dixon@dxlegal.com  
 Florida Bar No. 930512  
 (813) 968-2404  
 Attorney for Petitioner  
 November 12, 19, 2021 21-01734P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 512021CP001769CPAXWS**  
**Division Probate**  
**IN RE: ESTATE OF PAUL GILBERT SMITH Deceased.**  
 The administration of the estate of Paul Gilbert Smith, deceased, whose date of death was August 23, 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 November 12, 2021.  
**Personal Representative:**  
**Daniel Lee Smith**  
 12524 Litewood Drive  
 Hudson, Florida 34669  
 Attorney for Personal Representative:  
 John W. Hudzietz II, Esq.  
 E-mail Addresses:  
 emancinilaw@gmail.com  
 Florida Bar No. 0844039  
 Hudzietz & Mancini, P.A.  
 10028 State Road 52  
 Hudson, Florida 34669  
 Telephone: (727) 857-9400  
 November 12, 19, 2021 21-01740P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**FILE NO. 512021CP001830CPAXWS**  
**IN RE: ESTATE OF LINDA MCMAHON**  
 The administration of the estate of LINDA MCMAHON, deceased, whose date of death was June 30, 2020; File Number 512021CP001830CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is: November 12, 2021.  
**CAROLINE MCMAHON**  
**Personal Representative**  
 9549 Tara Cay Ct  
 Seminole, FL 33776  
**MARTHA V. EVANS, ESQ.**  
 Florida Bar No. 57401  
 Hitchcock Law Group  
 635 Court Street, Suite 202  
 Clearwater, Florida 33756  
 (727) 223-3644 / (727) 223-3479 Fax  
 Martha@hitchcocklaw.com  
 Attorney for Petitioner  
 November 12, 19, 2021 21-01741P

**FIRST INSERTION**  
 NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**CASE NO.: 21-CP-1696**  
**IN RE: THE ESTATE OF MARY PROKOSCH, 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 MARY PROKOSCH, deceased, File Number #21-CP-1696 by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34654; that the decedent's date of death was July 22, 2021; that the total value of the estate is \$2,191.00 and that the names of those to whom it has been assigned by such order are:  

Name	Address
Creditors:	NONE
Beneficiaries:	Address
	KIRK PROKOSCH 6643 NW 62nd Avenue Ocala, FL 34482

**JAMES PROKOSCH**, Individually and as Trustee of the Mary Prokosch Revocable Trust dated 3/22/2008 9759 51st Terrace East Bradenton, FL 34211  
**WENDYANN M. PROKOSCH** MEDDAUGH 1718 Tumbleweed Drive Holiday, FL 34609  
 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 SECTION 733.702 OF THE FLORIDA PROBATE CODE.  
 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 November 12, 2021.  
**Person Giving Notice:**  
**JAMES PROKOSCH**  
 Attorneys for Person Giving Notice:  
 LISA B. GODDY  
 Florida Bar No. 0507075  
 Email: lgoddy@wga-law.com  
 Alternate Email:  
 pleadings@wga-law.com  
 EDWARD E. WOLLMAN  
 Florida Bar No. 0618640  
 Email: ewollman@wga-law.com  
 Alternate Email:  
 pleadings@wga-law.com  
 Attorneys for Petitioner  
 WOLLMAN, GEHRKE & ASSOCIATES, PA  
 2235 Venetian Court, Suite 5  
 Naples, FL 34109  
 Telephone: 239-435-1533  
 Facsimile: 239-435-1433  
 November 12, 19, 2021 21-01737P

**FIRST INSERTION**  
 NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 512021CP00174CPAXWS**  
**Division I**  
**IN RE: ESTATE OF LINDA AUER AKA LINDA AKA LINDA A. AUER AKA LINDA ANN AUER Deceased.**  
 The administration of the estate of LINDA AUER aka LINDA A. AUER aka LINDA ANN AUER, deceased, whose date of death was September 17, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is PO Box

338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is November 12, 2021.

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 The date of first publication of this notice is November 12, 2021.  
**Personal Representative:**  
**SHANNON MARKWELL fka SHANNON APFEL**  
 5878 Mariposa Drive  
 Holiday, Florida 34690  
 Attorney for Personal Representative:  
 JENNY SCAVINO SIEG, ESQ.  
 Attorney  
 Florida Bar Number: 0117285  
 SIEG & COLE, P.A.  
 2945 Defuniak Street  
 Trinity, Florida 34655  
 Telephone: (727) 842-2237  
 Fax: (727) 264-0610  
 E-Mail: jenny@siegcolelaw.com  
 Secondary E-Mail:  
 eservice@siegcolelaw.com  
 November 12, 19, 2021 21-01736P

**FIRST INSERTION**  
 NOTICE TO ADMINISTRATION (Intestate) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**CASE NO.: 512021CP001438CPAXES**  
**DIVISION: East Side**  
**IN RE: ESTATE OF ROBERT S. MCGREGOR Deceased.**  
 The administration of the estate of ROBERT S. MCGREGOR, deceased, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The file number for the estate is 512021CP-001438CPAXES. The estate is intestate.  
 The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative.  
 Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner

barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.  
 Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.  
 An election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an agent under chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.  
 Signed on this 9th, day of November, 2021.  
**Personal Representative:**  
**EVAN SPENCER MCGREGOR**  
**Personal Representative**  
 Attorney for Personal Representative:  
 JOHN R. DIXON, ESQUIRE  
 3335 W. Bearss Avenue  
 Tampa FL 33618  
 John.Dixon@dxlegal.com  
 Florida Bar No. 930512  
 (813) 968-2404  
 Attorney for Petitioner  
 November 12, 19, 2021 21-01735P

barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.  
 Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.  
 An election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an agent under chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.  
 Signed on this 9th, day of November, 2021.  
**Personal Representative:**  
**EVAN SPENCER MCGREGOR**  
**Personal Representative**  
 Attorney for Personal Representative:  
 JOHN R. DIXON, ESQUIRE  
 3335 W. Bearss Avenue  
 Tampa FL 33618  
 John.Dixon@dxlegal.com  
 Florida Bar No. 930512  
 (813) 968-2404  
 Attorney for Petitioner  
 November 12, 19, 2021 21-01735P

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

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

**HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER**  
**CALL 941-906-9386**  
 and select the appropriate County name from the menu option  
 or e-mail [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)  
 Business Observer



FIRST INSERTION

Notice of Application for Tax Deed 2021XX000123TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1704278  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 27-24-18-0000-00900-0020  
 COM SW COR NW1/4 OF NE1/4 TH NORTH ALG WEST LINE OF NW1/4 OF NE1/4 890.11 FT TH S88DG 52' 42"E 388.34 FT TH N14DG 04' 39"E 165.19 FT TH N75DG 55' 21"W 140.00 FT TO POB TH CONT N75DG 55' 21"W 65.00 FT TH N14DG 04' 39"E 150.00 FT TH S75DG 55' 21"E 65.00 FT TH S14DG 04' 39"W 150.00 FT TO POB OR 3974 PG 1801  
 Name(s) in which assessed:  
 ESTATE OF MICHAEL ALAN LOWE  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01698P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 512021CP000596CPAXES**  
**Division Probate**  
**IN RE: ESTATE OF JANET L. FEHR**  
**Deceased.**  
 The administration of the estate of Janet L. Fehr, deceased, whose date of death was February 12, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is West Pasco judicial Center, 7530 Little Rd., 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 November 12, 2021.  
**ARTHUR BLISS**  
 Address: 15339 Nava Street  
 Hudson, FL 34667  
 Palmer Palmer & Mangiero  
 Attorneys for Personal Representative  
 12790 S. Dixie Hwy  
 Miami, FL 33156  
 Telephone: (305) 378-0011  
 Florida Bar No. 818119  
 Email Addresses:  
 eservice@ppmpalaw.com  
 david@ppmpalaw.com  
 November 12, 19, 2021 21-01716P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000131TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1700538  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 21-24-21-0000-02800-0040  
 NORTH 58.00 FT OF EAST 142.75 FT OF WEST 317.75 FT OF SE1/4 OF SE1/4 OR 4029 PG 1270 OR 9104 PG 249 OR 9537 PG 1403 OR 9767 PG 2661  
 Name(s) in which assessed:  
 ESTATE OF VIRGINIA JACKSON JOE JACKSON VIRGINIA JACKSON MARY BROCK  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01704P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 512021CP001521 CPAXWS**  
**IN RE: ESTATE OF ANNABELLE F. BLISS**  
**Deceased.**  
 The administration of the estate of ANNABELLE F. BLISS, deceased, whose date of death was July 10th, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or 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 November 12, 2021.  
**SHIRLAN RYMER - PR**  
 LAW OFFICES OF STEVEN K. JONAS, P.A.  
 Attorney for Personal Representative  
 4914 State Road 54  
 New Port Richey, Florida 34652  
 (727) 846-6945; Fax (727) 846-6953  
 email:  
 sjonas@gulfcoastlegalcenters.com  
 jnew@gulfcoastlegalcenters.com  
 STEVEN K. JONAS, Esq.  
 FBN: 0342180  
 November 12, 19, 2021 21-01727P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000131TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1700277  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 26-23-21-0000-02000-0030  
 NORTH 60 FT OF SOUTH 240 FT OF SW1/4 OF NW1/4 OF NE1/4 W OF RR LESS WEST 80 FT THEREOF OR 876 PG 961  
 Name(s) in which assessed:  
 ISALIAH STEWART  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01705P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 51-2021-CP-001873-WS**  
**In Re The Estate Of: GARY RAULSTON RYMER, JR, Deceased**  
 The administration of the estate of GARY RAULSTON RYMER, JR, deceased, whose date of death was September 21, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Clerk of Court, 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE MONTHS (3) AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 November 12, 2021.  
**MELANIE E. WILSON**  
**Personal Representative**  
 26315 Easy St.  
 Wesley Chapel, FL 33544  
**JAMES P. HINES, JR.**  
 Attorney for Personal Representative  
 Florida Bar No. 061492  
 Hines Norman Hines, P.L.  
 315 South Hyde Park Avenue  
 Tampa, FL 33606  
 Telephone: 813-251-8659  
 Email: jhinesjr@hnh-law.com  
 Secondary email:  
 afriedrich@hnh-law.com  
 November 12, 19, 2021 21-01710P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000124TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1711119  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 21-26-16-0040-00000-0610  
 ANCLOTE RIVER ACRES UNIT 2 PB 4 PG 69 LOTS 61 & 62 OR 3759 PG 1715  
 Name(s) in which assessed:  
 ESTATE OF CATHY RECKTENWALD DON MONINGER  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01699P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 21-CP-001542CPAXES**  
**IN RE: ESTATE OF BETTY LOU MEYER, aka BETTY L. MEYER**  
**Deceased.**  
 The administration of the estate of BETTY LOU MEYER, aka known as BETTY L. MEYER, deceased, whose date of death was August 20, 2021, 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. 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 November 12, 2021.  
**MELANIE E. WILSON**  
**Personal Representative**  
 26315 Easy St.  
 Wesley Chapel, FL 33544  
**JAMES P. HINES, JR.**  
 Attorney for Personal Representative  
 Florida Bar No. 061492  
 Hines Norman Hines, P.L.  
 315 South Hyde Park Avenue  
 Tampa, FL 33606  
 Telephone: 813-251-8659  
 Email: jhinesjr@hnh-law.com  
 Secondary email:  
 afriedrich@hnh-law.com  
 November 12, 19, 2021 21-01710P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000125TDAXXX  
 NOTICE IS HEREBY GIVEN, THAT FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:  
 Certificate #: 1709072  
 Year of Issuance: 06/01/2018  
 Description of Property:  
 28-25-16-0010-04600-0010  
 PORT RICHEY LAND CO SUB PB 1 PGS 60-61 NORTH 2/3 TR 46 EXC WEST 75.00 FT FOR RD R/W OR 6690 PG 838 (O)  
 Name(s) in which assessed:  
 ANDREAS HRISTOPOULOS  
 All of said property being in the County of Pasco, State of Florida  
 Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on December 16, 2021 at 10:00 am.  
 November 01, 2021  
 Office of Nikki Alvarez-Sowles, Esq.  
 Pasco County Clerk & Comptroller  
 By: Denise Belasic  
 Deputy Clerk  
 Nov. 12, 19, 26; Dec. 3, 2021  
 21-01700P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 51-21-CP-1775-WS**  
**Section: X**  
**IN RE: ESTATE OF SHARON A. HARVEY aka SHARON ANN HARVEY**  
**Deceased.**  
 The administration of the estate of Sharon A. Harvey aka Sharon Ann Harvey, deceased, whose date of death was September 1, 2021, and whose Social Security Number is N/A is pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.  
 All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
 All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.  
 ALL CLAIMS NOT SO FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.  
 NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.  
 THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS NOVEMBER 12, 2021.  
**Personal Representative: Timothy C. Harvey**  
 6852 Westend Avenue  
 New Port Richey, FL 34655  
 Attorney for Personal Representative:  
 David C. Gilmore, Esq.  
 11169 Trinity Blvd.  
 Trinity, FL 34655  
 dcg@davidgilmorelaw.com  
 karen@davidgilmorelaw.com  
 (727) 849-2296  
 FBN 323111  
 November 12, 19, 2021 21-01739P

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION  
**File No. 51-2021-CP-1761-WS**  
**Division I**  
**IN RE: ESTATE OF LAURENCE IVAN COMEAU a/k/a LAURENCE I. COMEAU a/k/a JOE COMEAU**  
**Deceased.**  
 The administration of the estate of LAURENCE IVAN COMEAU a/k/a LAURENCE I. COMEAU a/k/a JOE COMEAU, deceased, whose date of death was August 30, 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 November 12, 2021.  
**Personal Representative: JENNIFER LYNN BARBER**  
 5328 Casa Nueva Dr.  
 New Port Richey, Florida 34655  
 Attorney for Personal Representative:  
 DONALD R. PEYTON, Attorney  
 Florida Bar Number: 516619;  
 SPN #63606  
 7317 Little Road  
 New Port Richey, FL 34654  
 Telephone: (727) 848-5997  
 Fax: (727) 848-4072  
 E-Mail: peytonlaw@yahoo.com  
 Secondary E-Mail:  
 peytonlaw2@gmail.com  
 November 12, 19, 2021 21-01733P

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

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

**OR E-MAIL:**  
**legal@businessobserverfl.com**

**Business Observer**

LV10241

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
**CASE NO. 2019CA003532CAAXWS**  
**DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR ABFC 2005-WF1 TRUST, ABFC ASSET-BACKED CERTIFICATES, SERIES 2005-WF1 Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF RAMON TORRES A/K/A RAMON TORRES-VELAZQUEZ A/K/A RAYMOND TORRES, DECEASED; MARISOL TORRES; RAYMOND TORRES; UNKNOWN TENANT 1; UNKNOWN TENANT 2; JASMINE LAKES COMMUNITY & CIVIC ASSOCIATION, INC.**  
**Defendants.**  
 Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on November 01, 2021, in

this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the property situated in Pasco County, Florida, described as:  
 LOT 490 AND THE NORTH 5 FEET OF LOT 491, JASMINE LAKES, UNIT 5-D, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, PAGE 11, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
 a/k/a 10536 LABURNUM ROAD, PORT RICHEY, FL 34668-2919  
 at public sale, to the highest and best bidder, for cash, online at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com), on November 30, 2021 beginning at 11:00 AM.  
 Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.  
 If you are a person with a disability who needs an accommodation in order

to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.  
 Dated at St. Petersburg, Florida this 3rd day of November, 2021.  
 eXL Legal, PLLC  
 Designated Email Address:  
 efileing@exllegal.com  
 12425 28th Street North, Suite 200  
 St. Petersburg, FL 33716  
 Telephone No. (727) 536-4911  
 Attorney for the Plaintiff  
 By: Peter E. Lanning  
 FL Bar: 562221  
 1000005361  
 November 12, 19, 2021 21-01707P

FIRST 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. 2019-CA-003778-WS**  
**ONEMAIN FINANCIAL GROUP, LLC, Plaintiff, vs- MIGUEL A. PEREZ A/K/A MIGUEL PEREZ; MARITZA PEREZ A/K/A MARITZA B. PEREZ, et al., Defendant.**  
 NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated the 23rd day of August, 2021, entered in the above-captioned action, Case No. 2019-CA-003778-WS, the Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale beginning at 11:00 a.m. at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com), on December 28, 2021, the following described property as set forth in said final judgment, to-wit:  
 LOT 48, HUNTERS RIDGE, UNIT ONE, ACCORDING

FIRST INSERTION

TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGES 118 THROUGH 120 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA  
 Property Address: 9323 Via Segovia, New Port Richey, FL 34655  
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) for proceedings in New Port Richey; (352) 521-4274, ext.

8110 (V) for proceedings in Dade City at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. 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 November 5, 2021.  
 WEITZ & SCHWARTZ, P. A.  
 Attorneys for Plaintiff  
 900 S. E. 3rd Avenue, Suite 204  
 Fort Lauderdale, FL 33316  
 Phone (954) 468-0016  
 Fax 954) 468-0310  
 By: /s/ Steven C. Weitz  
 Steven C. Weitz, Esq.,  
 FBN: 788341  
 stevenweitz@weitzschwartz.com  
 November 12, 19, 2021 21-01719P



## FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PASCO COUNTY CIVIL DIVISION  
Case No. 2021CA001870  
Division J2

WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR BRAVO RESIDENTIAL FUNDING TRUST 2021-A Plaintiff, vs.

CHRISTOPHER J. CHESNEY, et al. Defendants.

TO: CHRISTOPHER CHESNEY BELIEVED TO BE AVOIDING SERVICE OF PROCESS AT THE ADDRESS OF: 2014 HOLIDAY DRIVE HOLIDAY, FL. 34691

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

LOT 841-G, RIDGEWOOD GARDENS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGE 114, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA

commonly known as 4405 BONITA RD, HOLIDAY, FL 34691 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Laura E. Noyes of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before

December 13, 2021, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

AMERICANS WITH DISABILITY ACT If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact 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: November 5, 2021.

CLERK OF THE COURT  
Honorable Nikki Alvarez-Sowles, Esq.,  
P.O. Drawer 338  
New Port Richey, Florida 34656-0338  
(COURT SEAL) By: /s/ Cathryn Firm  
Deputy Clerk

Laura E. Noyes of Kass Shuler, P.A.,  
plaintiff's attorney,  
P.O. Box 800,  
Tampa, Florida 33601,  
(813) 229-0900  
327878/2015881/wlp  
November 12, 19, 2021 21-01718P

## FIRST INSERTION

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

Case No.: 2020-CA-001777 / Y  
EPPERSON SOUTH HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs.  
AMANDA JENSEN, LLC, et al., Defendants.

TO: AMANDA JENSEN, LLC  
30714 Sonnet Glen Drive  
Wesley Chapel, FL 33543  
AMANDA JENSEN, LLC and UNKNOWN PARTIES IN POSSESSION  
7740 Tuscan Bay Circle  
Wesley Chapel, FL 33545

YOU ARE NOTIFIED that an action to enforce a lien foreclosure on the following property in Pasco County, Florida:

Lot 13, Block 10, Epperson Ranch South Phase 1, according to the plat thereof, as recorded in Plat Book 73, page(s) 122, of the Public Records of Pasco County, Florida with street address of: 7740 Tuscan Bay Cir. Wesley Chapel, FL 33545.

A lawsuit has been filed against you and you are required to serve a copy of your written defenses, if any, to it on JENNIFER L. DAVIS, ESQUIRE, Plaintiff's Attorney, whose address is ARIAS BOSINGER, PLLC, 280 W. CANTON AVENUE, SUITE 330 WINTER PARK, FL 32789, within thirty (30) days after the first publication of this notice and file

the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Lien Foreclosure 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.

DATED ON 11/5, 2021.  
NIKKI ALVAREZ-SOWLES, ESQ.  
Clerk of the Circuit and County Courts

By /s/ Cathryn Firm  
As Deputy Clerk  
JENNIFER L. DAVIS, ESQUIRE,  
Plaintiff's Attorney,  
ARIAS BOSINGER, PLLC,  
280 W. CANTON AVENUE,  
SUITE 330  
WINTER PARK, FL 32789  
November 12, 19, 2021 21-01717P

## FIRST INSERTION

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

CASE NO.:  
2020CA001738CAAXES  
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1, Plaintiff, vs.  
STEVEN E. SOULE A/K/A STEVEN SOULE, et al., Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated June 10, 2021, and entered in Case No. 2020CA001738CAAXES of the Circuit Court of the 6TH Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR BNC MORTGAGE LOAN TRUST 2007-1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-1, is Plaintiff and STEVEN E. SOULE A/K/A STEVEN SOULE, et al., are Defendants, the Office of the Clerk, Pasco County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.pasco.realforeclose.com at 11:00 a.m. on the 7th day of December, 2021, the following described property as set forth in said Uniform Final Judgment, to wit:

THE WEST 262.13 FEET OF THE EAST 524.26 FEET OF THE SOUTH 1/2 OF THE SOUTH 1/4 OF THE NW 1/4 OF THE NW 1/4 SECTION 22, TOWNSHIP 26 SOUTH,

RANGE 21 EAST, SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE NORTH 15.0 FEET THEREOF ALL LYING AND BEING IN PASCO COUNTY, FLORIDA.

Property Address: 37134 Kinsman Drive, Zephyrhills, Florida 33541

and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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: 11/04/2021  
McCabe, Weisberg & Conway, LLC.  
By: /s/ Robert McLain  
Robert A. McLain, Esq.  
FL Bar No. 195121  
McCabe, Weisberg & Conway, LLC  
3222 Commerce Place, Suite A  
West Palm Beach, Florida, 33407  
Telephone: (561) 713-1400  
Email: FLpleadings@mwc-law.com  
File No: 13-400282  
November 12, 19, 2021 21-01708P

## 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. 2018CA000387CAAXWS  
DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2002-1, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-1, Plaintiff, vs.

THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GERALDINE T. MCKENY A/K/A GERALDINE MCKENY A/K/A GERALDINE T. MCKENY (DECEASED), et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 6, 2019, and entered in 2018CA000387CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County,

Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2002-1, MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2002-1 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GERALDINE T. MCKENY A/K/A GERALDINE MCKENY A/K/A GERALDINE T. MCKENY (DECEASED); FRANK HOLLAND; SANDY ANN MCKENY; BEVERLY YERGER; THE INDEPENDENT SAVINGS PLAN COMPANY D/B/A ISPC are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on November 30, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 8, GRIFFIN PARK SUBDIVISION, CITY OF FLVAY, PASCO COUNTY, FLORIDA; SAID LOT BLOCK AND SUBDIVISION BEING NUM-

BERED AND DESIGNATED IN ACCORDANCE WITH THE PLAT THEREOF WHICH APPEARS OF RECORDED IN PLAT BOOK 4 AT PAGES 36 AND 36A OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1997 DOUBLE-WIDE MOBILE HOME CONTAINING VIN#S FLA14611278A AND FLA14611278B  
Property Address: 12137 ENSLEY AVE, HUDSON, FL 34667

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

IMPORTANT AMERICANS WITH DISABILITIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (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 10 day of November, 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/James Hutton  
James Hutton, Esquire  
Florida Bar No. 88662  
Communication Email: jhutton@raslg.com  
17-086977 - NaC  
November 12, 19, 2021 21-01742P

## FIRST INSERTION

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

CASE NO.: 2021CA000916CAAXES  
PNC BANK, NATIONAL ASSOCIATION, Plaintiff, vs.

JAMES L. WRIGHT A/K/A JAMES WRIGHT; UNKNOWN SPOUSE OF JAMES L. WRIGHT A/K/A JAMES WRIGHT; DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FFMLT TRUST 2005-FFA MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FFA; 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 Summary Judgment of Foreclosure in Rem dated November 3, 2021, entered in Civil Case No.: 2021CA000916CAAXES of the Circuit Court of the Sixth Judicial Circuit in and for Pasco County, Florida, wherein PNC BANK, NATIONAL ASSOCIATION, Plaintiff, and JAMES L. WRIGHT A/K/A JAMES WRIGHT; DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FFMLT TRUST 2005-FFA MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-FFA, 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 8th day of December, 2021, the following described real property as set forth in said Judgment, to wit:

THE NORTH 90.0 FEET OF THE SOUTH 180.0 FEET OF THE NORTH 200.0 FEET OF THE EAST 103.35 FEET OF THE NW 1/4 OF THE NW 1/4

OF SECTION 35, TOWNSHIP 24 SOUTH, RANGE 21 EAST, PASCO COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk 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: November 8, 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  
21-49158

November 12, 19, 2021 21-01728P

## FIRST INSERTION

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

CASE NO.  
2020CA000474CAAXWS  
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMTP TRUST, SERIES 2019-C, Plaintiff, vs.  
MITCHELL B. JACOBS A/K/A MITCHELL JACOBS, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 02, 2021, and entered in 2020CA000474CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMTP TRUST, SERIES 2019-C is the Plaintiff and MITCHELL B. JACOBS A/K/A MITCHELL JACOBS; PAMELA D. JACOBS A/K/A PAMELA JACOBS; CITY OF NEW PORT RICHEY, FLORIDA 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 November 30, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 2, BLOCK 179, CITY OF NEW PORT RICHEY REVISED PLAT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 49 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 5945 LOUISIANA AVE, NEW PORT RICHEY, FL 34652

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 10 day of November, 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/James Hutton  
James Hutton, Esquire  
Florida Bar No. 88662  
Communication Email: jhutton@raslg.com  
19-380347 - CaB  
November 12, 19, 2021 21-01743P

## FIRST INSERTION

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

CASE NO.:  
2019CC002079CCAXWS  
FAIRWAY HOMES AT MEADOW OAKS HOMEOWNERS ASSOCIATION, INC., A Florida non-profit corporation, Plaintiff, vs.  
DENISE KELLO, and VICTOR KELLO, Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Amended Final Judgment of Foreclosure and Paragraph 2 of the Order to Cancel and Reschedule Foreclosure Sale entered in the case pending in the County Court of the Sixth Judicial Circuit in and for Pasco County, Florida, Case No. 19-CC-2079-WS, the Clerk of the Court, Pasco County, shall sell the property situated in said county, described as:

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

at public sale, to the highest and best bidder for cash at 11:00 a.m. on NOVEMBER 23, 2021. The sale shall be conducted online at http://www.pasco.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property

owner as of the date of the notice, must file a claim within 60 days after the sale.

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

Dated this 8th day of November, 2021.  
RABIN PARKER GURLEY, P.A.  
28059 U.S. Highway 19 North,  
Suite 301  
Clearwater, Florida 33761  
Telephone: (727)475-5535  
Facsimile: (727)723-1131  
For Electronic Service:  
Pleadings@rpjlaw.com  
Counsel for Plaintiff  
By: /s/ William W. Huffman  
Monique E. Parker,  
Florida Bar No. 0669210  
Bennett L. Rabin,  
Florida Bar No. 0394580  
Adam C. Gurley,  
Florida Bar No. 0112519  
William W. Huffman, Florida Bar No. 0031084  
10471-006  
November 12, 19, 2021 21-01724P



FIRST INSERTION

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

CASE No. 2012CA004574CAAXES WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2014-2, PLAINTIFF, VS. THE ESTATE OF MINNIE MCLAUGHLIN, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated August 27, 2021 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on December 27, 2021, at 11:00 AM, at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) for the following described property:

The East 60.00 feet of the North 110.00 feet of Block 31, of SUMNER'S ADDITION TO DADE CITY, as recorded in Deed Book 10, Page 197, Public Records of Pasco County, Florida; and the North 20.00 feet of Block 31 of SUMNER'S ADDITION TO DADE CITY, as recorded in Deed Book 10, Page 197, of the Public Records of Pasco County, Florida, less and except the East of 60.00 feet thereof

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 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. 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](mailto:eservice@tmppllc.com) By: Princy Valiathodathil, Esq. FBN 70971 Our Case #: 17-001789-FIH November 12, 19, 2021 21-01729P

FIRST INSERTION

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

CASE No. 2019CA003874CAAXWS WILMINGTON TRUST, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE FOR MFRA TRUST 2015-2, PLAINTIFF, VS. VIOLET VARGA A/K/A VIOLET H. VARGA, ET AL. DEFENDANT(S).

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 1, 2021 in the above action, the Pasco County Clerk of Court will sell to the highest bidder for cash at Pasco, Florida, on December 7, 2021, at 11:00 AM, at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) for the following described property:

Lot 280, The Oaks at River Ridge, Unit Four B & C, according to the map or plat thereof, as recorded in Plat Book 36, at Pages 37 through 40, of the Public Records of Pasco County, Florida.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. The Court, in its discretion, may enlarge the time of 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](mailto:eservice@tmppllc.com) By: Princy Valiathodathil, Esq. FBN 70971 Our Case #:18-000791-F\2019CA003874CAAXWS/PHL November 12, 19, 2021 21-01720P

# The Public Notice laws are changing, but working with us is not.

When the new laws\* go into effect Jan. 1, 2022, the Business Observer will still be in compliance. Which means doing business with us will still be simple, fast, affordable and accurate.

## The Business Observer offers:

- Electronic invoicing and E-filing capabilities
- Professional staff to quickly assist you
- Low competitive flat rates
- Qualified legal status
- All print notices published by the Business Observer are automatically placed on [BusinessObserverFL.com](http://BusinessObserverFL.com) and [FloridaPublicNotices.com](http://FloridaPublicNotices.com) at no additional cost

To publish your legal notices, call Kristen:  
**941-906-9386, ext. 323**  
 Email: [kboothroyd@BusinessObserverFL.com](mailto:kboothroyd@BusinessObserverFL.com)

FLORIDA'S NEWSPAPER FOR THE C-SUITE  
**Business Observer**  
[BusinessObserverFL.com](http://BusinessObserverFL.com)

\*Florida House Bill 35



# Q&A

## Q What is a public notice?

A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.

The West Orange Times carries public notices in Orange County, Florida.

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

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



## SUBSEQUENT INSERTIONS

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
CASE NO.  
512021CP001041CPAXWS  
DIVISION: East Side  
IN RE: ESTATE OF  
RICHARD A. MASINELLI  
Deceased.

The administration of the estate of RICHARD A. MASINELLI, deceased, whose date of death was May 2, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523.

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

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

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

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

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

The date of first publication of this notice is November 5, 2021.

**Personal Representative:**  
**SHARON A. MASINELLI**  
Personal Representative:  
Attorney for Personal Representative:  
JOHN R. DIXON, ESQUIRE  
3385 W. Bearss Avenue  
Tampa FL 33618  
John.Dixon@dxlegal.com  
Florida Bar No. 930512  
(813) 968-2404  
Attorney for Petitioner  
November 5, 12, 2021 21-01678P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 512021CP001585CPAXWS  
Division J  
IN RE: ESTATE OF  
E. VICTORIA SMITH  
a/k/a ELEKTRA VICTORIA SMITH  
a/k/a ELEKTRA V. SMITH  
Deceased.

The administration of the estate of E. Victoria Smith, deceased, whose date of death was August 28, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, 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 November 5, 2021.

**Personal Representative:**  
**Michele Skourellos**  
11404 Mallory Square, #303  
Tampa, FL 33635  
Attorney for Personal Representative:  
Mark A. Rothman  
E-mail Addresses: info@orcaei.com  
Florida Bar No. 968609  
P.O. Box 1402  
Land O'Lakes, FL 34639  
Telephone: (855) 727-7279  
November 5, 12, 2021 21-01681P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 51-2021-CP-1359  
IN RE: ESTATE OF  
KENNETH G. WEINMAN  
Deceased.

The administration of the estate of KENNETH G. WEINMAN, deceased, whose date of death was April 26, 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 November 5, 2021.

**Personal Representative:**  
**TERRI R. WEINMAN**  
29 Athens Avenue  
Painesville, Ohio 44077  
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  
November 5, 12, 2021 21-01676P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 51-2021-CP-1676  
IN RE: ESTATE OF  
EILEEN ANNE HULTON  
Deceased.

The administration of the estate of EILEEN ANNE HULTON, deceased, whose date of death was July 20, 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 November 5, 2021.

**Personal Representative:**  
**ERIN MCCABE ESTEVEZ**  
5511 Ravenna Ave. NE  
Seattle, Washington 98105  
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  
November 5, 12, 2021 21-01677P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY,  
FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-000969  
IN RE: ESTATE OF  
ALFONSO GUILLERMO  
SIMPSON LLOSA  
Deceased.

The administration of the estate of ALFONSO GUILLERMO SIMPSON LLOSA, deceased, whose date of death was November 25, 2020, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654, Florida 33602. 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 November 5, 2021.

**Personal Representative:**  
**Maria Antonieta Rita Carrasco Lozada**  
Attorney for Person Giving Notice:  
s/ Mariel Lanza  
Attorney for Petitioner  
Florida Bar No: 97992  
Lanza Legal P.A.  
1453 West Busch Blv.  
Tampa, FL 33612f  
Mxlanza4046@yahoo.com  
(813) 808-7180  
November 5, 12, 2021 21-01642P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-837  
IN RE: ESTATE OF  
LYDIA MARIA LOZADA  
MORALES,  
Deceased.

The administration of the estate of LYDIA MARIA LOZADA MORALES, deceased, whose date of death was April 1, 2021, is pending in the Circuit Court for Pasco County Florida, Probate Division, the address of which is 7530 Little Rd, 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 November 5, 2021.

**Personal Representative:**  
**EVA LUZ MORALES**  
5517 18th Street  
Zephyrhills, Florida 33542  
Attorney for personal representative:  
NORBERTO S. KATZ, ESQUIRE  
Florida Bar No.: 399086  
425 West Colonial Drive, Suite 104  
Orlando, Florida 32804  
Telephone: (407) 849-7072  
Fax: (407) 849-7075  
E-Mail: velizkatz@velizkatzlaw.com  
Secondary: ydiaz@velizkatzlaw.com  
November 5, 12, 2021 21-01643P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 21-CP-1409-WS  
Division I  
IN RE: ESTATE OF  
JOYCE M. GEARHART  
Deceased.

The administration of the estate of Joyce M. Gearhart, deceased, whose date of death was May 17, 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, 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 November 5, 2021

**Personal Representative:**  
**Jeffrey S. Gearhart**  
4024 Grayton Dr.  
New Port Richey, Florida 34652  
Attorney for Personal Representative:  
s/Richard A. Venditti  
Richard A. Venditti, Esquire  
Florida Bar Number: 280550  
500 East Tarpon Avenue  
Tarpon Springs, FL 34689  
Telephone: (727) 937-3111  
Fax: (727) 938-9575  
E-Mail: richard@tarponlaw.com  
Secondary E-Mail:  
adrian@tarponlaw.com  
November 5, 12, 2021 21-01682P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 21-CP-1406-WS  
Division I  
IN RE: ESTATE OF  
BORBALA REDAY  
Deceased.

The administration of the estate of Borbala Reday, deceased, whose date of death was July 19, 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, 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 November 5, 2021

**Personal Representative:**  
**Judit Karasz**  
2104 Beckett Lake Dr.  
Clearwater, Florida 33763  
Attorney for Personal Representative:  
s/Richard A. Venditti  
Richard A. Venditti, Esquire  
Florida Bar Number: 280550  
500 East Tarpon Avenue  
Tarpon Springs, FL 34689  
Telephone: (727) 937-3111  
Fax: (727) 938-9575  
E-Mail: richard@tarponlaw.com  
Secondary E-Mail:  
adrian@tarponlaw.com  
November 5, 12, 2021 21-01683P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 512021CP001616 CPAXWS  
IN RE: ESTATE OF  
JOHN S. DROZDZ  
Deceased.

The administration of the estate of JOHN S. DROZDZ, deceased, whose date of death was April 18, 2020, 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 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 November 5, 2021.

**Personal Representative:**  
**LAURA MUROWSKY**  
10820 State Road 54, Suite 202  
Trinity, FL 34655  
Attorney for Personal Representative  
STEPHEN R. WILLIAMS  
Attorney  
Florida Bar Number: 748188  
WILLIAMS & ACKLEY PLC  
10820 State Road 54, Suite 202  
TRINITY, FL 34655  
Telephone: (727) 842-9758  
Fax: (727) 848-2494  
E-Mail: cyndi@wrplawyers.com  
Secondary E-Mail:  
srw@wrplawyers.com  
November 5, 12, 2021 21-01684P

## SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
SIXTH JUDICIAL CIRCUIT IN AND  
FOR PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
CASE NO.  
51-2021-CP-001414CPAXWS  
IN RE: ESTATE OF  
PATRICIA J. OZMENT,  
Deceased.

The administration of the estate of PATRICIA J. OZMENT, deceased, whose date of death was July 25, 2021, and whose social security number is xxx-xxx-2965, File No. 51-2021-CP-001414CPAXWS, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 November 5, 2021.

**Personal Representative:**  
**Jennifer Banez**  
1472 Eastfield Drive  
Clearwater FL 33764  
Attorney for Personal Representative:  
Larry J. Gonzales, Esquire  
E-Mail address:  
lgonzales@lgonzaleslaw.com  
Florida Bar No. 615978  
2706 Alt. 19 North, Suite 308  
Palm Harbor, Florida 34683  
Telephone: (727) 791-8002  
Facsimile: (813) 467-8772  
November 5, 12, 2021 21-01680P

## SECOND INSERTION

NOTICE OF SALE  
IN THE COUNTY COURT OF THE  
SIXTH JUDICIAL CIRCUIT OF  
FLORIDA IN AND FOR PASCO  
COUNTY, FLORIDA  
CASE NO: 21-CC-2635  
GARDENS OF BEACON SQUARE  
CONDOMINIUM, NUMBER  
FOUR, INC., a Florida  
not-for-profit corporation,  
Plaintiff, vs.  
ESTATE OF WILLIAM A. FISHER,  
ANY AND ALL UNKNOWN HEIRS  
AND ANY UNKNOWN OCCUPANTS  
IN POSSESSION,  
Defendants.  
NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pasco County, Florida, I will sell all the property situated in Pasco County, Florida described as:  
Unit A of Building Number 3054, as described in the Declaration of Condominium of GARDENS OF BEACON SQUARE CONDOMINIUM NUMBER FOUR, recorded in O.R. Book 588, Pages 515-576, inclusive,

and in Plat Book 11, Pages 7-11, inclusive, of the Public Records of Pasco County, Florida. With the following street address: 4407 Summersun Drive, New Port Richey, Florida, 34652 at public sale, to the highest and best bidder, for cash, at www.pasco.realforeclose.com, at 11:00 A.M. on November 30, 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 within 60 days after the sale.

Dated this 2nd day of November, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.  
CLERK AND COMPTROLLER  
s/ Daniel J. Greenberg  
Daniel J. Greenberg  
(collections@attorneyjoe.com)  
Bar Number 74879  
Attorney for Plaintiff Timber Lake Estates, Inc.  
1964 Bayshore Boulevard, Suite A  
Dunedin, Florida 34698  
Telephone: (727) 738-1100  
November 5, 12, 2021 21-01668P

## SECOND INSERTION

NOTICE OF SALE  
IN THE COUNTY COURT OF THE  
SIXTH JUDICIAL CIRCUIT OF  
FLORIDA IN AND FOR PASCO  
COUNTY, FLORIDA  
CASE NO: 21-CC-1838  
TIMBER LAKE ESTATES, INC., a  
Florida not-for-profit corporation,  
Plaintiff, vs.  
ESTATE OF THOMASINE DODGE,  
ANY AND ALL UNKNOWN HEIRS  
AND ANY UNKNOWN OCCUPANTS  
IN POSSESSION,  
Defendants.  
NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pasco County, Florida, I will sell all the property situated in Pasco County, Florida described as:  
Parcel 481, TIMBER LAKE ESTATES, A CONDOMINIUM, PHASE IV, and the undivided percentage of interest or share in the common elements appurtenant thereto in accordance with and subject to the covenants, conditions, restrictions, easements, terms and other provisions of the Declaration of Condominium as recorded in Official Record Book 1369, Pages 484-537, and amended in Official Record Book 1372, Pages 598-602,

and thereby supplemented by Official Record Book 1468, Page 133, and thereby amended in Official Record Book 1468, Page 141, and the plat thereof recorded in Condominium Plat Book 2, Pages 37-38, of the Public Records of Pasco County, Florida. Property Address: 34404 Lodge Drive, Wesley Chapel, Florida, 33543

at public sale, to the highest and best bidder, for cash, at www.pasco.realforeclose.com, at 11:00 A.M. on December 9, 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 within 60 days after the sale.

Dated this 2nd day of November, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.  
CLERK AND COMPTROLLER  
s/ Daniel J. Greenberg  
Daniel J. Greenberg  
(collections@attorneyjoe.com)  
Bar Number 74879  
Attorney for Plaintiff Timber Lake Estates, Inc.  
1964 Bayshore Boulevard, Suite A  
Dunedin, Florida 34698  
Telephone: (727) 738-1100  
November 5, 12, 2021 21-01669P



THIRD INSERTION

NOTICE OF SHERIFF'S SALE

Notice is hereby given that pursuant to a Writ of Execution issued in Pasco County Civil Court, Court of Pasco County, Florida on the 29th day of June, 2021, in the cause wherein Macdill Federal Credit Union, was Plaintiff, and James Matthew Troiso, was Defendant, being case number 51-06-SC492-WSW in said Court.

I, Chris Nocco, as Sheriff of Pasco County, Florida, have levied upon all the right, title, and interest of the defendant, James Matthew Troiso, in and to the following described property, to wit:

2014 Black Chevrolet Malibu  
Vin #1G1H5SLXEF163186  
Tag #B5HGW

I shall offer this property for sale "AS IS" on November 30, 2021, or 10:00am as soon thereafter as possible, at Stepp's Towing Service, Inc.: 5711 State Road 54, Port Richey, FL 34652 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.

Kass Shuler, P.A.  
P.O. Box 800  
Tampa, FL 33601

CHRIS NOCCO, as Sheriff  
Pasco County, Florida

October 29; November 5, 12, 19, 2021

By: Sgt. John Dill Deputy Sheriff  
21-01626P

SECOND INSERTION

NOTICE OF SALE  
IN THE COUNTY COURT OF THE  
6th JUDICIAL CIRCUIT IN AND  
FOR PASCO COUNTY, FLORIDA  
CASE: 21-CC-1158

**TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. APRIL GIL BREATH; UNKNOWN SPOUSE OF APRIL GILBREATH; AND UNKNOWN TENANT(S), Defendants.**

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Nikki Alvarez-Sowles, Clerk of Court, will sell all the property situated in Pasco County, Florida described as:

Lot 149 less North 5ft, DRIFTWOOD VILLAGE, according to the Plat thereof as recorded in Plat Book 13, Pages 99-101, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid,

A/K/A 8724 Woodcrest Drive, Port Richey, FL 34668 at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on November 30, 2021.

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

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

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

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

**MANKIN LAW GROUP**  
By BRANDON K. MULLIS, ESQ.  
Attorney for Plaintiff  
E-Mail:

Service@MankinLawGroup.com  
2535 Landmark Drive, Suite 212  
Clearwater, FL 33761  
(727) 725-0559  
FBN: 23217  
November 5, 12, 2021 21-01672P

SECOND 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. 2021CA002177CAAXWS BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEE, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SUSAN B. PALLANTE, DECEASED, et. al.**

**Defendant(s), TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF SUSAN B. PALLANTE, DECEASED,** whose residence is unknown if he/she/they be livin g; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grant-

ees, 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 3, BLOCK B, GULF SIDE ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 5, PAGE 118 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before DEC 03 2018/ (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 29th day of October, 2021

Nikki Alvarez-Sowles, Esq.  
Clerk & Comptroller  
CLERK OF THE CIRCUIT COURT  
BY: Kelly Jeanne Symons  
DEPUTY CLERK

ROBERTSON, ANSCHUTZ, AND SCHNEID, PL  
ATTORNEY FOR PLAINTIFF  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: mail@rasflaw.com  
20-079654 - MaJ  
November 5, 12, 2021 21-01641P

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. 2018CA002596CAAXES HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-2, Plaintiff, vs. HELEN E. PENNINGTON A/K/A HELEN RODRIGUEZ MAUST A/K/A HELEN RODRIGUEZ MAUST, et al.**

**Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 16, 2020, and entered in 2018CA002596CAAXES of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein HSBC BANK USA, N.A., AS INDENTURE TRUSTEE FOR THE REGISTERED NOTEHOLDERS OF RENAISSANCE HOME EQUITY LOAN TRUST 2006-2 is the Plaintiff and HELEN E. PENNINGTON A/K/A HELEN RODRIGUEZ MAUST A/K/A HELEN RODRIGUEZ MAUST; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR THE CIT GROUP/ CONSUMER FINANCE, INC.; MICROCROF LLC; FORD MOTOR CREDIT COMPANY LLC A DELAWARE LIMITED LIABILITY COMPANY DBA FORD MOTOR CREDIT COMPANY A CORPORATION 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 November 22, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT A-37, UNRECORDED PLAT OF LAKE PADGETT ESTATES, PASCO COUNTY, FLORIDA, BEING FURTHER DESCRIBED AS FOLLOWS: BEGIN 80.02 FEET NORTH AND 1417.02 FEET EAST OF THE SOUTHEAST CORNER OF LOT 49, LAKE PADGETT ESTATES AS PER PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE 117, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA; RUN THENCE NORTH 2° 42' 30" EAST 60 FEET, THENCE SOUTH 87° 17' 30" EAST 101.12 FEET TO THE SHORE OF A CANAL, THENCE SOUTHERLY ALONG CANAL TO A POINT BEING SOUTH 39° EAST 142.53 FEET FROM THE POINT OF BEGINNING; THENCE NORTH 39° WEST 142.53 FEET TO THE POINT OF BEGINNING; SAID LANDS BEING LOCATED WITHIN SECTION 24, TOWNSHIP 26 SOUTH, RANGE 18 EAST, PASCO COUNTY, FLORIDA.  
Property Address: 3336 CLOVER LEAF LANE, LAND O LAKES, FL 34639

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 1 day of November, 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\James Hutton  
James Hutton, Esquire  
Florida Bar No. 88662  
Communication Email:  
jhutton@raslg.com  
18-174039 - LaH  
November 5, 12, 2021 21-01673P

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Orange Co. Inc. will sell at public lien sale on November 24, 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.storagetreasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25856, 4080 Mariner Blvd, Spring Hill, FL 34609, (352) 204-9059  
Time: 10:00 AM

Sale to be held at www.storagetreasures.com.

0B106 - Pressel, Stephanie; 0C046 - Young, Mark; 0C121 - Andres, Heidi; 0C142 - Sartor, Natira; 0E109 - Walker, Marlene; 0E117 - Youngman, Violet

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059  
Time: 10:15 AM

Sale to be held at www.storagetreasures.com.

1003 - Pruitt, Carleigh; 1042 - Williams, Melissa; 1090 - Southard, Lauren; 1146 - Palasky, John; 1207 - Groves, Adam; 2012 - carter, cherokie; 2035 - Burrill, Brenda; 2065 - Granberry, Quincy; 2126 - Shifflett, Jennifer; 2131 - Cotman, Reginal; 2208 - Bartolomeo, Yvonne; 2242 - Morris, Felicia; 3019 - Dobbins, Robert; 3050 - benton, Tony; 3137 - George, Dana; 3150 - White, Wendy; 3185 - Kempter, Melissa; 3195 - Cribaro, Kalliope Z; 3199 - Wilson, Christopher; 3235 - Amorino, Albert; 3287 - Cheremond, John

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429  
Time: 10:30 AM

Sale to be held at www.storagetreasures.com.

A0073 - LLoyd, David; B0015 - Hackworth, David; C2020 - Adams, mary; E1128 - Barnes, Kenneth; E1136 - Class A Electric LLC Lembo, Mario; E1203 - skogman, Barbara; E2288 - Duncan, Jamel; E2290 - Karakaris, Marie

PUBLIC STORAGE # 25436, 6613 State Road 54, New Port Richey, FL 34653, (727) 493-0578  
Time: 10:45 AM

Sale to be held at www.storagetreasures.com.

11012 - Sandmeyer, Kristen; 11019 - Smith, Rhiannon; 11041 - Andrews, Julie; 11062 - Smith, Jennifer; 11293 - Perry, Heath; 11300 - Anderson, William; 12057 - Madden, Timothy; 12061 - Meucci, Dede; 12075 - COTTRELL, VICTOR; 12219 - Lane, Joshua; 12286 - Stoltz, Vaughn; 13053 - Torres, Bonnie; 13316 - Record, Robert B.; 2060 - Michaels, Martin; 3056 - Cavoto, Joseph; 3087 - Worsham, Larry; 3104 - Dooxey, Joe; 3126 - Steven, Brown; 3173 - Cottle, Dustin; 3184 - Ronhovde, Kyla; 3281 - Brown, Steven; 3382 - ROBERTSON, KELLY; 3451 - Pickering, Lisa; 3539 - Baube, David; 4296 - Montefusco, Karen; 4306 - Stopford, Myriah; 4321 - Thomas, Patricia; 4347 - Cruz, Jose; 4378 - Luquette, Amy; 4381 - Frank, James; 4529 - Petersen, Aishia

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392  
Time: 11:00 AM

Sale to be held at www.storagetreasures.com.

1118 - Beck, Bryan j; 1319 - Geiger, Susan; 1606 - Lagerkvist, Karl; 2021 - Malke, Matthew; 2311 - Morrison, Rhonda

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.

November 5, 12, 2021

21-01664P

SECOND INSERTION

NOTICE OF PUBLIC SALE  
United of Pasco Self Storage, U-Stor  
Ridge Rd., and U-Stor Zephyrhills  
will be held on November 24th, 2021  
at the times and locations listed below,  
to satisfy the self storage lien. Units  
contain general household goods. All  
sales are final. Management reserves  
the right to withdraw any unit from the  
sale or refuse any offer of bid. Payment  
by CASH ONLY, unless otherwise ar-  
ranged.

U-Stor, (United Pasco)  
11214 US Hwy 19 North  
Port Richey, FL 34668 at 10:00 AM  
A810 AC Mary Powell  
A831 AC Courtney Sutphin  
B3 Devin Humphries  
B7 Justin Dixon  
B26 Faith Renninger  
B90 Matthew Major  
B101 Congeta Armstrong  
B112 Katherine Powell  
B214 Patricia Hogan  
B236 Devin Humphries  
B296 Omar El Fassi  
B309 Andrea Dial

B414 Congeta Armstrong  
B435 Steven Howe  
B449 Ralph Jenkins  
F2 AC Norah Pine  
Immediately Following at  
U-Stor Ridge Rd. 7215 Ridge Rd.  
Port Richey, FL 34668  
B2 Robert Lee Moore  
B4 Robert Lee Moore  
C127 Glenda Lee Hamilton  
E12 Justin Aubrey Shaw  
F3 Jyssia M Miranda  
F253 Jennifer Kinney  
Immediately Following at  
U-Stor Zephyrhills 36654 SR 54  
Zephyrhills, FL 33541  
A21 Belinda Buzard  
B1 Cheryl Altman  
C58 Allen Emery  
D22 AC Katheryn Colson Tyre  
D37 AC Jason Kyle  
D59 AC Breanna Scantling  
E6 Steven Rini  
G19 Emily Brown  
I36 Anne Marie Burns  
J7 Lisa Smith  
November 5, 12, 2021 21-01662P

SECOND INSERTION

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

**CASE NO.: 2021CA001075CAAXES NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING,**

**Plaintiff, v. JEREMY B. PEAKE; KELLY LOWELL; NEW RIVER HOMEOWNERS' ASSOCIATION, INC.; 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, Defendant.**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated October 14, 2021 entered in Civil Case No. 2021CA-001075CAAXES in the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff and JEREMY B. PEAKE; KELLY LOWELL; NEW RIVER HOMEOWNERS' ASSOCIATION, INC., 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 November 29, 2021 the following described property as set forth in said Final Judgment, to-wit:

LOT 10, BLOCK 16, NEW RIVER LAKES VILLAGE "As", ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 51, PAGE(S) 78 THROUGH 83, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.  
THE IMPROVEMENTS THEREON BEING KNOWN AS 4741 WHITE BAY CIRCLE, WESLEY CHAPEL, FLORIDA - 33545  
Property Address: 4741 White Bay Circle, Wesley Chapel, FL 33545

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.

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.

Kelley Kronenberg  
10360 West State Road 84  
Fort Lauderdale, FL 33324  
Phone: (954) 370-9970  
Fax: (954) 252-4571  
Service E-mail:  
flrealprop@kelleykronenberg.com  
By: Jason M. Vanslette, Esq.  
FBN: 92121  
File No.: M2000158-JMV  
November 5, 12, 2021 21-01640P

SECOND INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
SIXTH JUDICIAL CIRCUIT IN AND  
FOR PASCO COUNTY, STATE OF  
FLORIDA

PROBATE DIVISION  
**File Number 51-2021-CP-001550 CPAX-ES Section I IN RE: ESTATE OF VIOLET ZETO ENGELS, Deceased.**

The administration of the estate of VIOLET ZETO ENGELS, 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:

Clerk of Circuit Court  
Pasco County  
Probate Division  
38053 Live Oak Avenue  
Dade City, Florida 33523

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

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

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

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

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

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: November 5, 2021.

**BRENDA ENGELS HOLBIN**  
Personal Representative  
31619 Stirrup Lane  
Wesley Chapel, Florida 33543  
Martin A. Buble, Esquire  
Attorney For Personal Representative  
Florida Bar No. 0606464  
BUBBLE & BUBLEY, P.A.  
12960 N. Dale Mabry Highway  
Tampa, Florida 33618  
Telephone (813) 963-7735  
E-mail: marty@bubleylaw.com  
November 5, 12, 2021 21-01675P



## SECOND INSERTION

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

CIVIL DIVISION  
**CASE NO. 2018-CA-003561-WS**  
**U.S. BANK TRUST, N.A., AS**  
**TRUSTEE FOR LSF9 MASTER**  
**PARTICIPATION TRUST,**  
**Plaintiff, vs.**  
**SHARON A. WATKINS;**  
**UNKNOWN SPOUSE OF SHARON**  
**A. WATKINS; UNKNOWN**  
**TENANT(S) IN POSSESSION**  
**#1 AND #2; and 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, an all**  
**claimants, person or parties, natural**  
**or corporate, or whose exact legal**  
**status is unknown, claiming under**  
**any of the above names or described**  
**Defendants,**

**Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated April 9, 2019 and an Order Resetting Sale dated October 26, 2021 and entered in Case No. 2018-CA-003561-WS of the Circuit Court in and for Pasco County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST is Plaintiff and SHARON A. WATKINS; UNKNOWN SPOUSE OF SHARON A. WATKINS; UNKNOWN TENANT(S) IN POSSESSION #1 AND #2; and 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, an all claimants, person or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above names or described Defendants, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of

the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on November 30, 2021, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 1054, BEACON SQUARE, UNIT NINE, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK9, PAGES 42 AND 43, OF THE PUBLIC RECORDS OF PACO COUNTY, FLORIDA.  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.  
In accordance with the Americans with Disabilities Act of 1990, persons

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

Pursuant to Florida Statute 45.031(2), this notice shall be published twice, once a week for two consecutive weeks, with the last publication being at least 5 days prior to the sale.  
DATED 11/3/21.

By: /s/ Ian Dolan  
Ian C. Dolan  
Florida Bar No.: 757071  
Roy Diaz, Attorney of Record  
Florida Bar No. 767700  
Diaz Anselmo & Associates, P.A.  
Attorneys for Plaintiff  
499 NW 70th Ave.,  
Suite 309  
Fort Lauderdale, FL 33317  
Telephone: (954) 564-0071  
Facsimile: (954) 564-9252  
Service E-mail: answers@dallegal.com  
November 5, 12, 2021 21-01670P

## SECOND INSERTION

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

**CASE NO: 21-CC-2208**  
**GULFWINDS OF PASCO COUNTY**  
**HOMEOWNERS ASSOCIATION,**  
**INC., a Florida not-for-profit**  
**corporation,**  
**Plaintiff v.**  
**KONRAD MCCREE, JR. and ANY**  
**UNKNOWN OCCUPANTS IN**  
**POSSESSION,**  
**Defendant(s).**  
NOTICE IS HEREBY GIVEN that, pursuant to the Summary Final Judgment in this cause, in the County Court of Pasco County, Florida, I will sell all the property situated in Pasco County, Florida described as:

Lot 206, GULFWINDS, according to the map or plat thereof as recorded in Plat Book 58, Pages 95-109, of the Public Records of Pasco County, Florida. With the following street address: 2540 Triggerfish Court, Holiday, Florida, 34691.

at public sale, to the highest and best bidder, for cash, at www.pasco.realforeclose.com, at 11:00 A.M. on November 18, 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 with-

in 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 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 29th day of October, 2021.

NIKKI ALVAREZ-SOWLES, ESQ.  
CLERK AND COMPTROLLER  
s/ Daniel J. Greenberg  
Daniel J. Greenberg  
(collections@attorneyjoe.com)  
Bar Number 74879  
Attorney for Plaintiff Gulfwinds of Pasco County Homeowners Association, Inc.  
1964 Bayshore Boulevard, Suite A  
Dunedin, Florida 34698  
Telephone: (727) 738-1100  
November 5, 12, 2021 21-01639P

## SECOND INSERTION

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

**CASE NO: 2021-CC-002127**  
**EDGEWOOD OF GULF TRACE**  
**HOMEOWNERS ASSOCIATION,**  
**INC., a non-for-profit Florida**  
**corporation,**  
**Plaintiff, vs.**  
**MARY C. PFEIFER; UNKNOWN**  
**SPOUSE OF MARY C. PFEIFER;**  
**AND UNKNOWN TENANT(S),**  
**Defendants.**

NOTICE IS HEREBY GIVEN that, pursuant to the Final Judgment entered in this cause, in the County Court of Pasco County, Florida, Nikki Alvarez-Sowles, Clerk of Court, will sell all the property situated in Pasco County, Florida described as:

Lot 40, EDGEWOOD OF GULF TRACE, according to the Plat thereof as recorded in Plat Book 24, Pages 41-42, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid.

Property Address: 4131 Castlewood Drive, Holiday, FL 34691  
at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on November 30, 2021.

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

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

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

MANKIN LAW GROUP  
By BRANDON K. MULLIS, ESQ.  
Attorney for Plaintiff  
E-Mail:  
Service@MankinLawGroup.com  
2535 Landmark Drive, Suite 212  
Clearwater, FL 33761  
(727) 725-0559  
FBN: 23217  
November 5, 12, 2021 21-01671P

## SECOND INSERTION

NOTICE TO ADMINISTRATION  
(Testate)

IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
**CASE NO.**  
**512021CP001041CPAXWS**  
**DIVISION: East Side**  
**IN RE: ESTATE OF**  
**RICHARD A. MASINELLI**  
**Deceased.**

The administration of the estate of RICHARD A. MASINELLI, deceased, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. The file number for the estate is 512021CP-001041CPAXWS. The estate is testate, and the dates of the decedent's will and any codicils are February 4, 2020.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative.

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative

or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

An election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an agent under chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Signed on the 3rd day of November, 2021.

**Personal Representative:**  
**SHARON A. MASINELLI**  
Personal Representative  
Attorney for Personal Representative:  
JOHN R. DIXON, ESQUIRE  
3385 W. Bearss Avenue  
Tampa FL 33618  
John.Dixon@dxlegal.com  
Florida Bar No. 930512  
(813) 968-2404  
Attorney for Petitioner  
November 5, 12, 2021 21-01679P

## 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. 2017CA002613CAAXWS**  
**DITECH FINANCIAL LLC,**  
**Plaintiff, vs.**  
**LOUIS GUIRANTES, et al.**

**Defendant(s).**  
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 26, 2021, and entered in 2017CA002613CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE is the Plaintiff and LOUIS GUIRANTES; ADA WILKINS; TYRONE WILKINS; MAXINE GUIRANTES; UNKNOWN TENANT(S) 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 November 18, 2021, the following described property as set forth in said Final Judgment, to wit:

LOT 1248 REGENCY PARK, UNIT 8 ACCORDING TO MAP OR PLAT THEREOF AS RECORDED I PLAT BOOK 14, PAGES 120 AND 121 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. BEING THAT PARCEL OF LAND CONVEYED TO ADA GUIRANTES N/K/A ADA WILKINS AND TYRONE WILKINS, HUSBAND AND WIFE, AND LOUIS GUIRANTES, JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP FROM ADA GUIRANTES N/K/A ADA WILKINS AND TYRONE WILKINS, HUSBAND AND WIFE BY THAT DEED DATED 05/31/2005 AND RECORDED 08/22/2005 IN DEED BOOK 6542 AND PAGE 995 OF THE PASCO COUNTY, FL PUBLIC REGISTRY.

TAX ID: 222516076G000012480  
Property Address: 7814 FARM-LAWN DR, 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 2 day of November, 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/James Hutton  
James Hutton, Esquire  
Florida Bar No. 88662  
Communication Email:  
jhutton@raslg.com  
20-062190 - EuE  
November 5, 12, 2021 21-01674P

## FOURTH INSERTION

NOTICE OF ACTION  
(formal notice by publication)  
IN THE CIRCUIT COURT FOR  
PASCO COUNTY, FLORIDA  
PROBATE DIVISION  
**File No. 2021-CP-1493 WS**  
**IN RE: ESTATE OF**  
**ROBERT TOSCANO**  
**Deceased.**

TO: ROBERT TOSCANO, JR.  
UNKNOWN  
ANTHONY TOSCANO  
UNKNOWN

YOU ARE NOTIFIED that a Petition for Administration has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Robert D. Hines, Esq., Hines Norman Hines, P.L.L., 1312 W. Fletcher Avenue, Suite B, Tampa, FL 33612 on or before November 22, 2021, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded, without further notice.

Signed on this 19th day of October, 2021

Nikki Alvarez-Sowles, Esq.  
As Clerk of the Court  
By: Sara Glenn  
As Deputy Clerk  
Oct. 22, 29; Nov. 5, 12, 2021  
21-01598P

## SECOND INSERTION

NOTICE OF PUBLIC SALE  
NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on November 23, 2021, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line November 12, 2021, at 6:00am and ending November 23, 2021, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
Kenneth Kruse	210
Kalliopi Lempidakis	193

November 5, 12, 2021 21-01666P

## SECOND INSERTION

NOTICE OF PUBLIC SALE  
Revised Notice is hereby given that on 12-14-2021 at 11:30 a.m. the following vessels will be sold at public sale for storage charges pursuant to F.S. 328.17 tenant Anthony Bank(Banks/Bankes) Registered Owner DERRICK J MILLER 1979 22ft Tanzor Sailboat FL2136FU HIN #TANT22771275 Title: 0001408724 Tenant/Owner Damian Christopher / CLIFFORD RODD 1975 16ft Hutchins FL1060BY HIN #ABV000170175 Title: 0000485540 sale to be held at Sea Ranch Marina lle 6433 Boatyard Dr./6501 Boatyard Dr Hudson Fl. 34667  
November 5, 12, 2021 21-01663P

## SECOND INSERTION

NOTICE OF PUBLIC SALE  
NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on November 23, 2021, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line November 12, 2021, at 6:00am and ending November 23, 2021 at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.

Name	Unit
David Clementi	I507
Elizabeth Keefer	B071
Alice E White	H029

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

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

OR E-MAIL:  
legal@businessobserverfl.com

**Business**  
**Observer**