

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT IN AND  
FOR POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No.: 21CP-4022  
IN RE: ESTATE OF  
ANNIE LORENE LAMB,  
Deceased,  
SSN: XXX-XX-5031

The administration of the estate of ANNIE LORENE LAMB, deceased, whose date of death was October 23, 2021, and whose Social Security Number is XXX-XX-5031, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. 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 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 the first publication of this notice is the 24th day of December, 2021.

Signed on this 15th day of December, 2021.

**Personal Representative:**  
**Timothy DeBerry**  
849 Palm Oak Dr.  
Apopka, FL 32712  
Attorney for Personal Representatives:  
Michael A. Johnson  
Florida Bar #: 0474258  
P.O. Box 1397  
Lakeland, FL 33802-1397  
Telephone: (863) 688-0741  
Fax#.: (863) 688-0472  
Primary email:  
majlaw@tampabay.rr.com  
December 24, 31, 2021 21-01793K

FIRST INSERTION

RAINBOW TITLE & LIEN, INC.  
3389 SHERIDAN ST PMB 221  
HOLLYWOOD, FLA 33021  
(954) 920-6020

Rainbow Title & Lien, Inc. will sell at public sale at the following vehicles to satisfy lien pursuant to Chapter 713.585 of the Florida Statutes On 01/20/2022 at 10 A.M. \*SALE will occur where vehicles are located\*

2015 KW  
VIN#1XKYDP9X4FJ423512  
Amount: \$2,997.50,  
1996 PTRB  
VIN#1XP5DB9X4TN414412  
Amount: \$9,468.74  
At: 6658 Lucerne Park Rd, Winter Haven, FL

Notice to the Owner or Lienor that he has the right to a hearing prior to the scheduled date of sale by filing with the Clerk of Courts. Owner has the right to recover possession of vehicle by posting bond in accordance with Fla. Statutes Sect. 559.917 Proceeds from the sale of the vehicle after payment lien claimed by lienor will be deposited with the clerk of the court. Any person (s) claiming any interest(s) in the above vehicles contact: RAINBOW TITLE & LIEN, INC. (954-920-6020) ALL SALES ARE HELD WITH RESERVE..25% Buyers Premium Some vehicles may have been released prior to the sale date. Interested Parties must call one day prior to sale.  
December 24, 2021 21-01816K

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 HAL'S LAWN CARE : Located at PO Box 91623 : Polk County in the City of Lakeland : Florida, 33804-1523 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this December day of 17, 2021  
G&V ENVIRONMENTAL, INC  
December 24, 2021 21-01803K

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT, IN  
AND FOR POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-003840-0000-XX  
IN RE: ESTATE OF  
MELVIN HASKINS  
Deceased.

The administration of the estate of MELVIN HASKINS, deceased, whose date of death was June 6, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Bartow, Bartow, FL 33830. 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 December 24, 2021.

**Personal Representative:**  
**/s/ Colette Mae Haskins**  
**COLETTE MAE HASKINS**  
369 Citrus Ridge Drive  
Davenport, Florida 33837  
Attorney for Personal Representative:  
/s/ J. Scott Lanford  
J. SCOTT LANFORD  
E-Mail Addresses:  
scott@jscottlanford.com,  
brenda@jscottlanford.com  
Florida Bar No. 435790  
LAW OFFICES OF  
J. SCOTT LANFORD, P.A.  
3159 Alzante Circle, Suite 102  
Melbourne, Florida 32940  
Telephone: (321) 728-9898  
December 24, 31, 2021 21-01791K

FIRST INSERTION

NOTICE UNDER FICTITIOUS NAME LAW

Pursuant to F.S. §865.09  
NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Small World Transport, located at 3503 Small World Drive, in the City of Haines City, County of Polk, State of FL, 33844, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 16 of December, 2021.  
SMALL WORLD TOURS  
AND CRUISES, INC.  
3503 Small World Drive  
Haines City, FL 33844  
December 24, 2021 21-01801K

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 BUTTERFLYKISSES UNLIMITED : Located at 631 N Brunnell Pkwy : Polk County in the City of Lakeland : Florida, 33815-0605 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this December day of 17, 2021  
REGINS ASHLEY N  
December 24, 2021 21-01804K

FIRST INSERTION

Notice is hereby given that KILSOIT FENELON, OWNER, desiring to engage in business under the fictitious name of POLKDATE located at PO BOX 10574, WINTER HAVEN, FLORIDA 33885 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

December 24, 2021 21-01802K

FIRST INSERTION

NOTICE TO CREDITORS  
(Summary Administration)  
IN THE CIRCUIT COURT FOR  
POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-004180  
Division Probate  
IN RE: ESTATE OF  
HANNA TAWEIQ SAADE  
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 Hanna Taweiq Saade, deceased, File Number 2021-CP-004180, by the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830; that the decedent's date of death was March 14, 2021; that the total value of the estate is Exempt Homestead and that the names and addresses of those to whom it has been assigned by such order are:

Name Address  
Tarek Saade  
368 West Aster Court  
Poinciana, FL 34759

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING ANY OTHER APPLICABLE TIME PERIOD, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this Notice is December 24, 2021.

**Person Giving Notice:**  
**Tarek Saade**  
368 W. Aster  
Poinciana, Florida 34759  
Attorney for Person Giving Notice  
Kathy D. Sheive, Esq., Attorney  
Florida Bar Number: 0752509  
318 N. John Young Parkway, Suite 1  
Kissimmee, FL 34741  
Telephone: (407) 944-4010  
Fax: (407) 944-4011  
E-Mail: kdsheive@gmail.com  
Secondary E-Mail:  
betsykdspa@gmail.com  
December 24, 31, 2021 21-01792K

FIRST INSERTION

Notice of Self Storage Sale  
Please take notice A+ Storage - Winter Haven located at 2700 Eloise Loop Road, Winter Haven, FL 33884 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants whom are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 1/13/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Mark Arnold unit #310; Desirae Padgett unit #3361; Jodi Foster unit #4403. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.  
December 24, 31, 2021 21-01798K

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 Mendu Solutions located at 843 Brooklet Dr, in the County of Polk, in the City of Davenport, Florida 33837 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Davenport, Florida, this 21st day of December, 2021.  
Maria Virginia Mendoza Useche  
December 24, 2021 21-01824K

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 MODSPOT : Located at 4715 Drane Field Rd : Polk County in the City of Lakeland : Florida, 33811-1220 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this December day of 17, 2021  
CAMPBELL MAC GARRETT  
December 24, 2021 21-01807K

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 532021CP0028820000XX  
Division Probate  
IN RE: ESTATE OF  
MICHAEL DAVID REVETTE  
Deceased.

The administration of the estate of Michael David Revette, deceased, whose date of death was August 15, 2019, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave, Bartow, Florida 33830. 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 December 24, 2021.

**Personal Representative:**  
**Cheri Dawn Revette**  
**Personal Representative**  
Attorney for Personal Representative:  
Gregory J. Nussbickel, Esq.  
Attorney for Personal Representative  
Florida Bar Number: 580643  
The Nussbickel Law Firm, PA  
12500 Brantley Commons Ct., Suite#3  
Fort Myers, Florida 33907-5969  
Telephone: (239) 900-9455  
E-Mail: greg@will.estate  
Secondary E-Mail: margov@will.estate  
December 24, 31, 2021 21-01794K

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 WQ PRESSURE WASHING CAR DETAILS AND MORE : Located at 1152 Elderberry Dr : Polk County in the City of Davenport : Florida, 33897-3853 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Davenport Florida, this December day of 17, 2021  
QUINTERO WILFREDO  
December 24, 2021 21-01805K

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 SUE'S RESALES : Located at 10404 Hwy 27 Lot R201 : Polk County in the City of Frostproof : Florida, 33843-3288 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Frostproof Florida, this December day of 17, 2021  
CRONIN SUSAN LYNN  
December 24, 2021 21-01810K

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 TRUSTED PROPANE SERVICES : Located at 1369 Heritage Landings Dr : Polk County in the City of Lakeland : Florida, 33805-4603 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this December day of 17, 2021  
ETIENNE JATHNIEL  
December 24, 2021 21-01808K

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
POLK COUNTY, FLORIDA  
PROBATE DIVISION  
Case Number: 21CP-4095  
IN RE: ESTATE OF  
Rebecca Lynne Melos  
deceased.

The administration of the estate of Rebecca Lynne Melos, deceased, Case Number 21CP-4095, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED 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 Dec. 24, 2021.

**Andrew William Melos**  
**Personal Representative**  
Address: 8601 Winding Hill Drive  
Stokesdale, NC 27357  
MICHAEL H. WILLISON, P.A.  
Michael H. Willison, Esquire  
114 S. Lake Avenue  
Lakeland, Florida 33801  
(863) 687-0567  
Florida Bar No. 382787  
mwillison@mwillison.com  
Attorney for Personal Representative  
December 24, 31, 2021 21-01795K

FIRST INSERTION

Notice of Public Sale  
Pursuant to Ch 715.109 FS and/or 83.801 and/or 677.210 FS etal United American Lien & Recovery as agent w/ power of attorney will sell at public auction the following property(s) to the highest bidder; owner/lienholder may redeem property(s) for cash sum of lien; all auctions held in reserve  
Inspect 1 week prior @ lien facility; cash or cashier check; any persons interested ph (954) 563-1999  
Sale Date January 7, 2022 @ 10:00 am 3411 NW 9th Ave #707 Ft Lauderdale FL 33309  
3193 1978 Guer VIN#: GD0CFLA0773809  
Tenant: Paul Gordone  
Licensed Auctioneers FLAB 422 FLAU 765 & 1911  
December 24, 31, 2021 21-01799K

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 NINETY-NINE CANDLES : Located at 1226 S Hankin Rd : Polk County in the City of Bartow : Florida, 33830-8654 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Bartow Florida, this December day of 17, 2021  
BUSTOS ESMERALDA A  
December 24, 2021 21-01806K

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-0003723  
Division PROBATE  
IN RE: ESTATE OF  
JANET WHEATON-WALDO  
Deceased.

The administration of the estate of JANET WHEATON-WALDO, deceased, whose date of death was August 12, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Avenue, Bartow, FL 33830. 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 December 24, 2021.

**Personal Representative:**  
**/s/ William Waldo**  
**William Alvin Waldo Jr.**  
Attorney for Personal Representative:  
/s/ Mariel Lanza  
Mariel Lanza, Attorney  
Florida Bar Number: 97992  
1453 West Busch Blvd.  
Tampa, FL 33612  
Telephone: (813) 808-7180  
E-Mail: mxlanza4046@yahoo.com  
December 24, 31, 2021 21-01790K

FIRST INSERTION

NOTICE OF PUBLIC SALE  
Notice is hereby given that on January 7, 2022 at 10:30 a.m., the following property will be sold at public auction pursuant to F.S. 715.109: A 2004 HMMT mobile home bearing the vehicle identification numbers FLHMBAI74350338A and FLHMBAI74350338B and all personal items located inside. Last Tenant: George J. Washington Sr. and All Unknown Parties, Beneficiaries, Heirs, Successors, and Assigns of George J. Washington Sr.. Sale to be held at: Palm Key Village, 49473 Highway 27, Davenport, Florida 33897, 863-420-9700.  
December 24, 31, 2021 21-01797K

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 SNOWBIRD CLEANING SERVICES : Located at 1064 Cambridge Dr : Polk County in the City of Winter Haven : Florida, 33881-9741 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Winter Haven Florida, this December day of 17, 2021  
DEJESUS MIGUEL LUIS  
December 24, 2021 21-01812K

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

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

OR E-MAIL:  
legal@businessobserverfl.com

**Business  
Observer**



**SAVE  
TIME**

E-mail your Legal Notice  
legal@businessobserverfl.com



OFFICIAL  
COURTHOUSE  
WEBSITES:

MANATEE COUNTY:  
manateeclerk.com

SARASOTA COUNTY:  
sarasotaclerk.com

CHARLOTTE COUNTY:  
charlotte.realforeclose.com

LEE COUNTY:  
leeclerk.org

COLLIER COUNTY:  
collierclerk.com

HILLSBOROUGH COUNTY:  
hillsclerk.com

PASCO COUNTY:  
pasco.realforeclose.com

PINELLAS COUNTY:  
pinellasclerk.org

POLK COUNTY:  
polkcountyclerk.net

ORANGE COUNTY:  
myorangeclerk.com

Check out your notices on: [floridapublicnotices.com](http://floridapublicnotices.com)

Business  
Observer

LV10243

FIRST INSERTION

NOTICE TO CREDITORS  
IN THE CIRCUIT COURT FOR  
POLK COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2021-CP-3942  
IN RE: ESTATE OF  
RONNIE DEAN TAYLOR,  
Deceased.

The administration of the estate of  
RONNIE DEAN TAYLOR, deceased,  
whose date of death was March 29,  
2021, is pending in the Circuit Court for  
Polk County, Florida, Probate Division,  
the address of which is 255 N. Broad-  
way Avenue, Bartow, FL 33830. The  
names and addresses of the personal  
representative and the personal repre-  
sentative's attorney are set forth below.

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

All other creditors of the decedent  
and other persons having claims or de-  
mands against decedent's estate must  
file their claims with this court WITH-  
IN 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 SEC-  
TION 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: December 24, 2021.

**ROBERT D. HINES, ESQ.**  
Personal Representative  
1312 W. Fletcher Avenue, Suite B  
Tampa, FL 33612  
Robert D. Hines, Esq.  
Attorney for Personal Representative  
Florida Bar No. 0413550  
Hines Norman Hines, P.L.  
1312 W. Fletcher Avenue, Suite B  
Tampa, FL 33612  
Telephone: 813-265-0100  
Email: rhines@hnh-law.com  
Secondary Email:  
jriversa@hnh-law.com  
December 24, 31, 2021 21-01826K

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

LV10161

FIRST INSERTION

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

**CASE NO. 2019CA004397000000  
GSMPS MORTGAGE LOAN  
TRUST 2006-RPI, MORTGAGE  
PASS-THROUGH CERTIFICATES,  
SERIES 2006-RPI, U.S. BANK  
NATIONAL ASSOCIATION,  
AS TRUSTEE,  
Plaintiff, vs.  
CHRISTOPHER D. COLEMAN  
A/K/A C. COLEMAN A/K/A  
CHRISTOPHER COLEMAN, et al.,  
Defendants.**

NOTICE IS HEREBY GIVEN pursuant  
to a Summary Final Judgment of Fore-  
closure entered November 5, 2021 in  
Civil Case No. 2019CA004397000000  
of the Circuit Court of the TENTH Ju-  
dicial Circuit in and for Polk County,  
Bartow, Florida, wherein GSMPS  
MORTGAGE LOAN TRUST 2006-  
RPI, MORTGAGE PASS-THROUGH  
CERTIFICATES, SERIES 2006- RPI,  
U.S. BANK NATIONAL ASSOCIA-  
TION, AS TRUSTEE is Plaintiff and  
CHRISTOPHER D. COLEMAN A/K/A  
C. COLEMAN A/K/A CHRISTOPHER  
COLEMAN, et al., are Defendants,  
the Clerk of Court, STACY BUTTER-  
FIELD, CPA, will sell to the highest  
and best bidder for cash electronically  
at [www.polk.realforeclose.com](http://www.polk.realforeclose.com) in ac-  
cordance with Chapter 45, Florida Statutes  
on the 4th day of March, 2022 at 10:00

AM on the following described prop-  
erty as set forth in said Summary Final  
Judgment, to-wit:

Lot 24, Kings Pond Phase One,  
according to that certain plat as  
recorded in Plat Book 87, Pages  
44 and 45, Public Records of  
Polk 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 be-  
fore the clerk reports the surplus as  
unclaimed.

If you are a person with a disabili-  
ty who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Office of the Court  
Administrator, 255 N. Broadway Av-  
enue, Bartow, Florida 33830, (863)  
534-4686, at least 7 days before your  
scheduled court appearance, or im-  
mediately upon receiving this notifica-  
tion if the time before the scheduled  
appearance is less than 7 days; if you  
are hearing or voice impaired, call 711.

Robyn Katz, Esq.  
McCalla Raymer Leibert Pierce, LLC  
Attorney for Plaintiff  
110 SE 6th Street, Suite 2400  
Fort Lauderdale, FL 33301  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
Email: [MRService@mccalla.com](mailto:MRService@mccalla.com)  
Fla. Bar No.: 0146803  
6859326  
20-01056-2  
December 24, 31, 2021 21-01823K

FIRST INSERTION

NOTICE OF SALE  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT IN AND  
FOR POLK COUNTY, FLORIDA

**CASE NO. 53-2018-CA-002299  
MIDFIRST BANK  
Plaintiff, v.  
THE UNKNOWN HEIRS,  
GRANTEES, DEVISEES, LIENORS,  
TRUSTEES, AND CREDITORS  
OF JOSEPH DAVIS, DECEASED;  
BETTY BRYANT A/K/A BETTY J.  
BRYANT, INDIVIDUALLY AND AS  
PERSONAL REPRESENTATIVE  
OF THE ESTATE OF JOSEPH  
DAVIS; MICHAEL ANTHONY  
DAVIS; JASON ROSADO  
DAVIS, SR.; DAMARCUS LEON  
DAVIS; UNKNOWN TENANT  
2; UNKNOWN TENANT 1; CITY  
OF LAKE LAND, FLORIDA, A  
MUNICIPAL CORPORATION;  
SHANICE D MCGOWAN  
Defendants.**

Notice is hereby given that, pursuant  
to the Final Judgment of Foreclosure  
entered on May 24, 2019, and an Order  
Rescheduling Foreclosure sale entered  
on November 30, 2021, in this cause, in  
the Circuit Court of Polk County, Flor-  
ida, the office of Stacy M. Butterfield,  
Clerk of the Circuit Court, shall sell the  
property situated in Polk County, Flori-  
da, described as:

LOT 3, LESS THE SOUTH 27.3  
FEET AND LOT 4, LESS THE  
NORTH 8.0 FEET, BLOCK  
4, FLORIDENA SUBDIVI-  
SION, ACCORDING TO THE  
PLAT THEREOF RECORDED  
IN PLAT BOOK 26, PAGE 14,

PUBLIC RECORDS OF POLK  
COUNTY, FLORIDA.  
a/k/a 3444 N FLORIDA AVE,  
LAKE LAND, FL 33805-1918

at public sale, to the highest and best  
bidder, for cash, online at [www.polk.realforeclose.com](http://www.polk.realforeclose.com), on January 31,  
2022 beginning at 10:00 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 disabili-  
ty who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to you,  
to the provision of certain assistance.  
Please contact the Office of the Court  
Administrator, 255 N. Broadway Av-  
enue, Bartow, Florida 33830, (863)  
534-4686, at least 7 days before your  
scheduled court appearance, or im-  
mediately upon receiving this notification  
if the time before the scheduled ap-  
pearance is less than 7 days; if you  
are hearing or voice impaired, call 711.

Dated at St. Petersburg, Florida this  
21st day of December, 2021.  
eXL Legal, PLLC  
Designated Email Address:  
[efiling@exllegal.com](mailto:efiling@exllegal.com)  
12425 28th Street North, Suite 200  
St. Petersburg, FL 33716  
Telephone No. (727) 536-4911  
Attorney for the Plaintiff  
Isabel López Rivera  
FL Bar: 1015906  
1000001497  
December 24, 31, 2021 21-01822K

FIRST INSERTION

NOTICE OF SALE  
PURSUANT TO CHAPTER 45  
IN THE CIRCUIT COURT OF THE  
TENTH JUDICIAL CIRCUIT IN AND  
FOR POLK COUNTY, FLORIDA  
CIVIL ACTION

**CASE NO.: 53-2019-CA-004180  
DIVISION: SECTION 11  
BANK OF NEW YORK MELLON  
TRUST COMPANY, N.A. AS  
TRUSTEE FOR MORTGAGE  
ASSETS MANAGEMENT SERIES  
I TRUST,  
Plaintiff, vs.  
THE UNKNOWN HEIRS,  
DEVISEES, GRANTEES,  
ASSIGNEES, LIENORS,  
CREDITORS, TRUSTEES, OR  
OTHER CLAIMANTS CLAIMING  
BY, THROUGH, UNDER, OR  
AGAINST WILLIAM E HART  
AKA WILLIAM ERD HART ,  
DECEASED , et al,  
Defendant(s).**

NOTICE IS HEREBY GIVEN Pursu-  
ant to a Final Judgment of Foreclosure  
dated December 6, 2021, and entered  
in Case No. 53-2019-CA-004180 of the  
Circuit Court of the Tenth Judicial Cir-  
cuit in and for Polk County, Florida in  
which Bank of New York Mellon Trust  
Company, N.A. as Trustee for Mortgage  
Assets Management Series I Trust , is  
the Plaintiff and The Unknown Heirs,  
Devisees, Grantees, Assignees, Lienors,  
Creditors, Trustees, or other Claim-  
ants claiming by, through, under, or  
against William E Hart aka William  
Erd Hart, deceased, Unknown Party  
#1 n/k/a Ricky Partin, Unknown Party  
#2 n/k/a Julia Partin, United States of  
America Acting through Secretary of  
Housing and Urban Development, City  
of Lakeland, Florida, Shirley Hart, Wil-  
liam Hart, Roxan Jarvis, Keith Hart,  
Kenneth Hart, are defendants, the Polk  
County Clerk of the Circuit Court will

sell to the highest and best bidder for  
cash in/on online at online at [www.polk.realforeclose.com](http://www.polk.realforeclose.com), Polk County,  
Florida at 10:00am EST on the January  
5, 2022 the following described prop-  
erty as set forth in said Final Judgment  
of Foreclosure:

LOT 53, FOX LAKES, AC-  
CORDING TO THE PLAT  
THEREOF AS RECORDED  
IN PLAT BOOK 72, PAGES 49  
AND 50 OF THE PUBLIC RE-  
CORDS OF POLK COUNTY,  
FLORIDA.

A/K/A 342 FOX LAKE DR  
LAKE LAND FL 33809

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

If you are a person with a disability  
who needs any accommodation in order  
to participate in this proceeding, you  
are entitled, at no cost to you, to the  
provision of certain assistance. Please  
contact the Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

Dated this 21 day of December, 2021.  
ALBERTELLI LAW  
P. O. Box 23028  
Tampa, FL 33623  
Tel: (813) 221-4743  
Fax: (813) 221-9171  
eService: [servealaw@albertellilaw.com](mailto:servealaw@albertellilaw.com)  
By: /s/ Lynn Vouis  
Lynn Vouis, Esq.  
FBN: 870706  
CT - 19-018146  
December 24, 31, 2021 21-01825K



FIRST INSERTION	
AMENDED NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA002640000000</b> <b>BANK OF AMERICA, N.A., Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BOBBY R. TAYLOR, DECEASED, et. al.</b> <b>Defendant(s).</b> TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF BOBBY R. TAYLOR A/K/A BOBBY RAY TAYLOR, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: BEGIN AT THE SE CORNER OF SECTION 11, TOWNSHIP 31 SOUTH. RANGE 26 EAST. AND RUN THENCE NORTH 1324.30 FEET ALONG SECTION LINE BETWEEN SECTIONS 11 AND 12 TO A 4X4 C.M. (WHICH IS THE SE CORNER OF NE 1/4 OF SE1/4) THENCE N. 89°36'W, A DISTANCE OF 470 FEET TO THE POINT OF BEGINNING, THENCE RUN NORTH 112 FEET TO A 4X4 C.M. ON THE SOUTHERLY SHORELINE OF LAKE BUFFUM, THENCE	RUN SOUTHWESTERLY ALONG SAID SHORELINE A DISTANCE OF 61.48 FEET TO A 4X4 C.M., THENCE RUN SOUTH 100 FEET TO A 4X4 C.M., THENCE S. 89°36' E. A DISTANCE OF 60 FEET TO THE POINT OF BEGINNING, THIS LYING AND BEING IN GOVERNMENT LOT 5, POLK COUNTY, FLORIDA. SUBJECT TO AN EASEMENT 20 FEET WIDE ACROSS THE SOUTH SIDE OF SAID PROPERTY. 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 Jan 17, 2022/(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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court at County, Florida, this 10th day of Dec., 2021 Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: Asuncion Nieves DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 21-046067 - MaJ December 24, 31, 202121-01820K

FIRST INSERTION	
RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>CASE NO. 2020CA003573000000</b> <b>KING PEAK LLC, Plaintiff, vs.</b> <b>JEAN MILHOMME; UNKNOWN SPOUSE OF JEAN MILHOMME; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)</b> NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed December 5, 2021 and entered in Case No. 2020CA003573000000, of the Circuit Court of the 10th Judicial Circuit in and for POLK County, Florida, wherein KING PEAK LLC is Plaintiff and JEAN MILHOMME; UNKNOWN SPOUSE OF JEAN MILHOMME; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. STACY M. BUTTERFIELD, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.POLK.REALFORECLOSE.COM, at 10:00 A.M., on January 7, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 170 AND THE EAST 1/2 OF LOT 171, THE H.A. STAHL FLORIDA PROPERTY CO.'S CLEVELAND HEIGHTS SUB-	DIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 8, PAGE(S) 26, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the Clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 20th day of December, 2021. Eric Knopp, Esq. Bar. No.: 709921 Kahane & Associates, P.A. 8201 Peters Road, Suite 3000 Plantation, Florida 33324 Telephone: (954) 382-3486 Telefacsimile: (954) 382-5380 Designated service email: notice@kahaneandassociates.com 20-00666 KP, LLC December 24, 31, 202121-01813K

FIRST INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR THE POLK COUNTY, OF THE STATE OF FLORIDA CIVIL DIVISION <b>CASE NO.21-CA-001178</b> <b>SECTION: 08</b> <b>BRIAN LANCE PINKER, AND VIRGINIA E. PINKER, Plaintiffs, vs.</b> <b>GITTER DONE GREEN PASTURES, LLC; STACY M. BUTTERFIELD, AS CLERK OF THE POLK COUNTY CIRCUIT COURT; THE CITY OF LAKELAND, FLORIDA, Defendants.</b> Notice is hereby given that, pursuant to a Uniform Final Judgment of Foreclosure entered in the above-styled cause, in the Circuit Court of Polk County, Florida, the Clerk of Court will sell the property situated in Polk County, Florida, described as: The North ½ of the East 151.66 feet of the West 635 feet of the South 660 feet of the Southwest 1/4 of the Southeast 1/4 of Section 22, Township 26 South, Range 23 East, Polk County, Florida. Together with a 1982 LIBE Manufactured Home Vin#101L14833	Property Address: 11130 Ponderosa Lane, Lakeland, FL 33809 at public sale, to the highest and best bidder, for cash, in an online sale at https://www.polk.realforeclose.com at 10:00 a.m. on January 14, 2022. Any persons claiming and interest in the surplus for the sale, if any, other than the property owner, as of the date of the Lis Pendens, must file a claim within 60 days from 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated on December 17, 2021. By: Perry G. Gruman, Esquire Perry G. Gruman, P.A. FBN: 396052 3400 W. Kennedy Blvd. Tampa, FL 33609 813-870-1614 perry@grumanlaw.com December 24, 31, 202121-01815K

FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2020CA000581000000</b> <b>BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST, Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY FRANCES ALLEN A/K/A MARY FRANCIS ALLEN, DECEASED, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 19, 2021, and entered in 2020CA000581000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF MARY FRANCES ALLEN A/K/A MARY FRANCES ALLEN, DECEASED; SHIRLEY DOLES; MARY J. ALLEN; SANDREA ALLEN; CALVIN ALLEN; BERNARD ALLEN; STEVE ALLEN; RISHARD ALLEN; HARRY LEE ALLEN; HAZEL ALLEN; MAZOLA MCNAIR; DEBORAH DAVIDSON; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LVNV FUNDING LLC are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to	the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 21, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 27, IN BLOCK B OF POINCIANA HEIGHTS OF HAINES CITY REVISE, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 46, PAGE 22. Property Address: 513 N 3RD ST, HAINES CITY, FL 33844 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 16 day of December, 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\Ashley Bruneus Ashley Bruneus, Esquire Florida Bar No. 1017216 Communication Email: ashbruneus@raslg.com 19-405415 - CaB December 24, 31, 202121-01787K
FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: <b>CASE NO.: 2020CA-000088-0000-00</b> <b>FREEDOM MORTGAGE CORPORATION, Plaintiff, vs.</b> <b>KEYLEIGH A. HOLTON; AUSTIN K. YORK; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated the 13th day of December, 2021 and entered in Case No. 2020CA-000088-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein FREEDOM MORTGAGE CORPORATION is the Plaintiff and KEYLEIGH A. HOLTON; AUSTIN K. YORK; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at, 10:00 AM on the 11th day of February 2022 the following described property as set forth in said Final Judgment, to wit: LOT 10, BLOCK D, BELLAIRE HEIGHTS ADDITION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 35, PAGES(S) 45, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 1860 S BROADWAY AVE, BARTOW, FL 33830	IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 20th day of December 2021. By: /s/ Corey Lewis, Esq. Corey Lewis, Esq. Bar Number: 72580 Submitted by: Choice Legal Group, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@clegalgroup.com 19-04407 December 24, 31, 202121-01817K
FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2018CA002910000000</b> <b>WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST, Plaintiff, vs.</b> <b>TERRY O. MORRIS, et al. Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 15, 2021, and entered in 2018CA002910000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and TERRY O. MORRIS; and SUN RIDGE VILLAGE PROPERTY OWNERS ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 11, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 58, SUN RIDGE VILLAGE EAST, ACCORDING TO THE PLAT THEREOF, RECORDING PLAT BOOK 122, PAGE 41,	cuit in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and TERRY O. MORRIS; and SUN RIDGE VILLAGE PROPERTY OWNERS ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 11, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 58, SUN RIDGE VILLAGE EAST, ACCORDING TO THE PLAT THEREOF, RECORDING PLAT BOOK 122, PAGE 41,
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 POUCH ALL : Located at 541 garman ave : Polk County in the City of Davenport : Florida, 33837 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Davenport Florida, this December day of 17, 2021 RENZI RONALD R December 24, 202121-01809K	
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 NAILS BY JESY : Located at 4069 Mahogany Run : Polk County in the City of Winter Haven : Florida, 33884-2931 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Winter Haven Florida, this December day of 17, 2021 NEGRON ROBLEDO JESENIA M December 24, 202121-01811K	

FIRST INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2019CA004653000000</b> <b>REVERSE MORTGAGE SOLUTIONS, INC., Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROY MURRAY, DECEASED, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 19, 2021, and entered in 2019CA004653000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein REVERSE MORTGAGE SOLUTIONS, INC. is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF ROY MURRAY, DECEASED; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ANNA LEE MURRAY A/K/A ANNER LEE MURRAY are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 21, 2022, the following described property as set forth in said Final Judgment, to wit: BEGINNING AT THE SOUTHWEST CORNER OF NW 1/4 OF SW 1/4 OF SW 1/4 OF SECTION 10, TOWNSHIP 28 SOUTH, RANGE 27 EAST, RUN EAST	25 FEET TO POINT OF BEGINNING; RUN NORTH 70 FEET, EAST 123.71 FEET, SOUTH 70 FEET, WEST 124.01 FEET TO POINT OF BEGINNING; ALSO KNOWN AS LOT 44 OF THE UNRECORDED PLAT OF PHILLIPS HEIGHTS, POLK COUNTY, FLORIDA. Property Address: 1058 DETOUR ROAD, HAINES CITY, FL 33844 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 16 day of December, 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\Ashley Bruneus Ashley Bruneus, Esquire Florida Bar No. 1017216 Communication Email: ashbruneus@raslg.com 19-376105 - CaB December 24, 31, 202121-01786K
FIRST INSERTION	
RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2019CA002797000000</b> <b>WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY CAPITAL I INC. TRUST 2006-HE1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE1, Plaintiff, vs.</b> <b>BRENDA RODRIGUEZ A/K/A BRENDA L. RODRIGUEZ A/K/A BRENDA LIZ RODRIGUEZ A/K/A BRENDA LIZ RODRIGUEZ GUERRA, et al., Defendant(s).</b> NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Summary Final Judgment of Foreclosure dated March 16, 2021, and entered in Case No. 2019CA002797000000 of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR MORGAN STANLEY CAPITAL I INC. TRUST 2006-HE1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-HE1, is Plaintiff and BRENDA RODRIGUEZ A/K/A BRENDA L. RODRIGUEZ A/K/A BRENDA LIZ RODRIGUEZ A/K/A BRENDA LIZ RODRIGUEZ GUERRA, et al., are Defendants, the Office of the Clerk, Polk County Clerk of the Court will sell to the highest bidder or bidders via online auction at www.polk.realforeclose.com at 10:00 a.m. on the 11th day of February, 2022, the following described property as set forth in said Summary Final Judgment, to wit: LOT 10, BLOCK 743, POIN-	CIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 54, PAGE 27 THROUGH 42 INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 520 Finch Court, Kissimmee, Florida 34759 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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: 12/20/2021 McCabe, Weisberg & Conway, LLC By /s/ Robert A. McLain Robert 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: 13-428286 December 24, 31, 202121-01814K

FIRST INSERTION	
OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 6011 KALEY DR, WINTER HAVEN, FL 33880 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. 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 21 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: \S\Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 17-051239 - TaB December 24, 31, 202121-01821K	
FIRST INSERTION	
Haven : Florida, 33884-2931 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at Winter Haven Florida, this December day of 17, 2021 NEGRON ROBLEDO JESENIA M December 24, 202121-01811K	



FIRST INSERTION
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2019CA005003000000</b> <b>U.S. BANK TRUST, N.A. AS</b> <b>TRUSTEE FOR LSF9 MASTER</b> <b>PARTICIPATION TRUST, ,</b> <b>Plaintiff, vs.</b> <b>RAUL J. OTERO DE JESUS;</b> <b>ALEJANDRA MACIAS OTERO;</b> <b>et al.,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on December 7, 2021 in Civil Case No. 2019CA005003000000, of the Circuit Court of the TENTH Judi- cial Circuit in and for Polk County, Florida, wherein, U.S. BANK TRUST, N.A. AS TRUSTEE FOR LSF9 MAS- TER PARTICIPATION TRUST, is the Plaintiff, and RAUL J. OTERO DE JE- SUS; ALEJANDRA MACIAS OTERO; DEUTSCHE BANK NATIONAL TRUST COMPANY; ASSOCIATION OF POINCIANA VILLAGES, INC.; INDEPENDENT SAVINGS PLAN CORPORATION; ANY AND ALL UN- KNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PART- TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM- ANTS are Defendants.  The Clerk of the Court, Stacy M. But- terfield, CPA will sell to the highest bid- der for cash at www.polk.realforeclose. com on January 5, 2022 at 10:00:00 AM EST the following described real

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2018CA004844000000</b> <b>FREEDOM MORTGAGE</b> <b>CORPORATION,</b> <b>Plaintiff, vs.</b> <b>JUSTIN R. GARVIE, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated March 09, 2020, and entered in 2018CA004844000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein FREEDOM MORTGAGE CORPORA- TION is the Plaintiff and JUSTIN R. GARVIE are the Defendant(s). Stacy M. Butterfield as the Clerk of the Cir- cuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on January 18, 2022, the following de- scribed property as set forth in said Fi- nal Judgment, to wit: LOT 18, BLOCK A, T. H. JOHN- SON'S ADDITION TO LAKE- LAND, FLORIDA, A SUBDIVI- SION ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 4, PAGE 55, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 822 JOHN- SON AVE, LAKELAND, FL 33801

FIRST INSERTION
NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.:</b> <b>2016-CA-003236-0000-00</b> <b>DEUTSCHE BANK NATIONAL</b> <b>TRUST COMPANY, AS TRUSTEE</b> <b>FOR INDYMAC IMSC MORTGAGE</b> <b>LOAN TRUST 2007-F3,</b> <b>MORTGAGE PASS-THROUGH</b> <b>CERTIFICATES SERIES 2007-F3,</b> <b>Plaintiff, vs.</b> <b>TANYA WILSON; et al.,</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 14, 2020 in Civil Case No. 2016-CA-003236-0000-00, of the Circuit Court of the TENTH Ju- dicial Circuit in and for Polk County, Florida, wherein, DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR INDYMAC IMSC MORTGAGE LOAN TRUST 2007- F3, MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2007-F3 is the Plaintiff, and TANYA WILSON; TODD R. WILSON; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL; UN- KNOWN TENANT 1 N/K/A ADRI- ANNA BRADLEY; LONGWOOD PLACE PROPERTY OWNERS ASSO- CIATION, INC.; ANY AND ALL UN- KNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PART- TIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIM- ANTS are Defendants.

property as set forth in said Final Judg-  
ment, to wit:  
LOT 19, BLOCK 962, POIN-  
CIANA, NEIGHBORHOOD 4,  
VILLAGE 7, ACCORDING TO  
THE PLAT THEREOF, AS RE-  
CORDED IN FLAT BOOK 53,  
PAGES 4 THROUGH 18, OF  
THE PUBLIC RECORDS OF  
POLK 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 be-  
fore the clerk reports the surplus as  
unclaimed.

If you are a person with a disabili-  
ty who needs any accommodation in  
order to participate in this proceed-  
ing, you are entitled, at no cost to  
you, to the provision of certain  
assistance. Please contact the Office  
of the Court Administrator, 255 N.  
Broadway Avenue, Bartow, Florida  
33830, (863) 534-4686, at least 7  
days before your scheduled court ap-  
pearance, or immediately upon re-  
ceiving this notification if the time  
before the scheduled appearance is  
less than 7 days; if you are hearing or  
voice impaired, call 711.

Dated this 15 day of December, 2021.  
ALDRIDGE PITE, LLP  
Attorney for Plaintiff  
1615 South Congress Avenue, Suite 200  
Delray Beach, FL 33445  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: Zachary Y. Ullman, Esq  
FBN: 106751  
Digitally signed by Zachary Ullman  
Date: 2021-12-15 16:20:40  
Primary E-Mail:  
ServiceMail@aldridgepite.com  
1221-5562B  
December 24, 31, 2021 21-01782K

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 ac-  
cordance with Florida Statutes, Section  
45.031.

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 Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

Dated this 16 day of December, 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\Ashley Bruneus  
Ashley Bruneus, Esquire  
Florida Bar No. 1017216  
Communication Email:  
ashbruneus@raslg.com  
18-234463 - TaB  
December 24, 31, 2021 21-01783K

The Clerk of the Court, Stacy M. But-  
terfield, CPA will sell to the highest bid-  
der for cash at www.polk.realforeclose.  
com on January 12, 2022 at 10:00:00  
AM EST the following described real  
property as set forth in said Final Judg-  
ment, to wit:

LOT 2, LONGWOOD PLACE,  
ACCORDING TO THE MAP  
OR PLAT THEREOF AS RE-  
CORDED IN PLAT BOOK 101,  
PAGE 23, PUBLIC RECORDS  
OF POLK COUNTY, FLORIDA.

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

If you are a person with a disability  
who needs any accommodation in order  
to participate in this proceeding, you  
are entitled, at no cost to you, to the  
provision of certain assistance. Please  
contact the Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

Dated this 16 day of Dec., 2021.  
ALDRIDGE PITE, LLP  
Attorney for Plaintiff  
1615 South Congress Avenue, Suite 200  
Delray Beach, FL 33445  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: Jennifer Travieso  
Florida Bar #641065  
Digitally Signed by Jennifer Travieso  
Date: 2021-12-16 13:18:01  
Primary E-Mail:  
ServiceMail@aldridgepite.com  
1221-14453B  
December 24, 31, 2021 21-01785K

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2021-CA-002137</b> <b>FOUNTAIN PARK HOMEOWNERS</b> <b>ASSOCIATION, INC., A Florida</b> <b>Not-For-Profit Corporation,</b> <b>Plaintiff, v.</b> <b>NIRMA F. PEREIRA-RAMIREZ;</b> <b>WADDY L.</b> <b>SANABRIA-RODRIGUEZ &amp;</b> <b>ANY UNKNOWN PERSON(S) IN</b> <b>POSSESSION,</b> <b>Defendants.</b> TO: NIRMA F. PEREIRA-RAMIREZ 8858 Hinsdale Heights Drive Polk City, FL 33868 If alive, and if dead, all parties claiming interest by, through, under or against NIRMA F. PEREIRA-RAMIREZ, and all parties having or claiming to have any right, title, or interest in the prop- erty described herein.  YOU ARE HEREBY NOTIFIED that an action seeking to foreclose a home- owner association assessment lien has been filed on the following described property: Lot 88, Fountain Park - Phase 1, according to the plat thereof, as recorded in Plat Book 146, Page(s) 7 through 11, of the Public Records of Polk County, Florida. Property Address: 8858 Hins- dale Heights Drive, Polk City, FL 33868 has been filed against you and you are required to serve a copy of your written

FIRST INSERTION
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA002473000000</b> <b>BANK OF AMERICA, N.A.,</b> <b>Plaintiff, vs.</b> <b>BETTY E. ALVERSON, et al.,</b> <b>Defendant(s).</b> TO: BETTY E. ALVERSON and UN- KNOWN SPOUSE OF BETTY E. AL- VERSON, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being fore- closed herein.  YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 18 OF "OAK MANOR" AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 43, PAGE 7. has been filed against you and you are required to serve a copy of your writ- ten defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Con- gress Avenue, Suite 100, Boca Raton, Florida 33487 on or before January 13,

FIRST INSERTION
<b>CITY CENTER COMMUNITY</b> <b>DEVELOPMENT DISTRICT</b> <b>REQUEST FOR PROPOSALS FOR</b> <b>ANNUAL AUDIT SERVICES</b>  The City Center Community Develop- ment District ("District") hereby re- quests proposals for annual financial auditing services. The proposal must provide for the auditing of the District's financial records for the fiscal year end- ing September 30, 2021, with an option for two additional annual renewals. The District is a local unit of special- purpose government created under Chapter 190, <i>Florida Statutes</i> , for the purpose of financing, constructing, and maintaining public infrastructure. The District has an annual operating budget (not including debt service) for Fiscal Year 2021 of approximately \$301,065 for the General Fund. Additional in- formation regarding the District and its infrastructure can be found in the District's Disclosure of Public Finance which is available at the offices of the District Manager. The final contract will require that, among other things, the audit for each fiscal year be com- pleted no later than 270 days following the conclusion of the fiscal year.  Each auditing entity submitting a proposal must be authorized to do busi- ness in Florida; hold all applicable state and federal professional licenses in good standing, including but not limited to a license under Chapter 173, <i>Flori- da Statutes</i> ; and be qualified to conduct audits in accordance with "Government Auditing Standards," as adopted by the Florida Board of Accountancy. Audits shall be conducted in accordance with Florida law and particularly Section 218.39, <i>Florida Statutes</i> , and the rules of the Florida Auditor General.  Proposal packages, which include evaluation criteria and instructions to proposers, are available from the Dis- trict Manager using the contact infor- mation listed below.  The District reserves the right to re- ject any and all proposals. Additionally,

defenses, if any, to it, on FOUNTAIN  
PARK HOMEOWNERS ASSOCIA-  
TION, INC., c/o Sarah E. Webner, Esq.,  
The Law Office of Wonsetler & Webner,  
P.A., 860 N. Orange Avenue, Suite 135,  
Orlando, FL 32801 within 30 days from  
the date of the first publication of this  
notice and file the original with the  
Clerk of this Court either before service  
on Plaintiff's attorney or immediately  
thereafter; otherwise a default will be  
entered against you for the relief de-  
manded in the complaint.

If you are a person with a disability  
who needs any accommodation in order  
to participate in this proceeding, you  
are entitled, at no cost to you, to the  
provision of certain assistance. Please  
contact the Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

WITNESS my hand and the seal of  
this Court on October 4th, 2021.

Stacy M. Butterfield  
Polk County  
Clerk of Court  
(SEAL) By Lori Armijo  
Deputy Clerk

c/o Sarah E. Webner, Esq.,  
The Law Office of  
Wonsetler & Webner, P.A.,  
860 N. Orange Avenue, Suite 135,  
Orlando, FL 32801  
December 24, 31, 2021 21-01818K

2022/(30 days from Date of First Pub-  
lication of this Notice) and file the origi-  
nal 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 Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

WITNESS my hand and the seal of  
this Court at County, Florida, this 7th  
day of December, 2021.

Stacy M. Butterfield  
CLERK OF THE CIRCUIT COURT  
(SEAL) BY: Asuncion Nieves  
DEPUTY CLERK

Robertson, Anschutz, Schneid,  
Crane & Partners, PLLC  
6409 Congress Ave.,  
Suite 100  
Boca Raton, FL 33487  
PRIMARY EMAIL: flmail@raslg.com  
20-045803 - MaJ  
December 24, 31, 2021 21-01784K

there is no express or implied obligation  
for the District to reimburse proposers  
for any expenses associated with the  
preparation and submittal of the propo-  
sals in response to this request.

Any protest regarding the terms of  
this Notice, or the evaluation criteria  
on file with the District Manager, must  
be filed in writing, within seventy-two  
(72) hours after the publication of this  
Notice. The formal protest setting forth  
with particularity the facts and law  
upon which the protest is based shall  
be filed within seven (7) calendar days  
after the initial notice of protest was  
filed. Failure to timely file a notice of  
protest or failure to timely file a formal  
written protest shall constitute a waiver  
of any right to object or protest with re-  
spect to aforesaid Notice or evaluation  
criteria provisions. Any person who  
files a notice of protest shall provide to  
the District, simultaneous with the fil-  
ing of the notice, a protest bond with a  
responsible surety to be approved by the  
District and in the amount of Ten Thou-  
sand Dollars (\$10,000.00). Additional  
information and requirements regard-  
ing protests are set forth in the District's  
Rules of Procedure, which are available  
from the District Manager.

Proposers must provide seven (7)  
copies of their proposal to the District  
Manager, c/o DPFQ Management &  
Consulting, LLC located at 250 Inter-  
national Parkway Suite 280, Lake Mary,  
FL 32746 in an envelope marked on  
the outside "Auditing Services - City  
Center Community Development Dis-  
trict." Proposals must be received by 2  
p.m. on January 31, 2022, at the office  
of the District Manager. Please direct  
all questions regarding this Notice in  
writing to the District Manager, Patri-  
cia Thibault at pthibault@dpfgmc.com,  
with e-mail copies to Michael Eckert at  
Michael.Eckert@KutakRock.com  
City Center Community  
Development District  
Davis McInnes, District Manager  
December 24, 2021 21-01796K

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2020CA000033000000</b> <b>BANK OF NEW YORK MELLON</b> <b>TRUST COMPANY, N.A. AS</b> <b>TRUSTEE FOR MORTGAGE</b> <b>ASSETS MANAGEMENT SERIES</b> <b>I TRUST,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>BENEFICIARIES, DEVISEES,</b> <b>GRANTEES, ASSIGNEES,</b> <b>LIENORS, CREDITORS,</b> <b>TRUSTEES AND ALL OTHERS</b> <b>WHO MAY CLAIM AN INTEREST</b> <b>IN THE ESTATE OF EDWARD</b> <b>BAILEY, DECEASED , et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclo- sure dated November 19, 2021, and entered in 2020CA000033000000 of the Circuit Court of the TENTH Judi- cial Circuit in and for Polk County, Florida, wherein BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIA- RIES, DEVISEES, GRANTEES, AS- SIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF EDWARD BAI- LEY, DECEASED; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ED- WARD A. BAILEY ; LARRY S. BAI- LEY; HIGHLAND FAIRWAYS PROP- ERTY OWNERS ASSOCIATION, INC. are the Defendant(s). Stacy M. But- terfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 21, 2022,

FIRST INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2021-CA-002137</b> <b>FOUNTAIN PARK HOMEOWNERS</b> <b>ASSOCIATION, INC., A Florida</b> <b>Not-For-Profit Corporation,</b> <b>Plaintiff, v.</b> <b>NIRMA F. PEREIRA-RAMIREZ;</b> <b>WADDY L.</b> <b>SANABRIA-RODRIGUEZ &amp;</b> <b>ANY UNKNOWN PERSON(S) IN</b> <b>POSSESSION,</b> <b>Defendants.</b> TO: WADDY L. SANABRIA-RODRI- GUEZ 8858 Hinsdale Heights Drive Polk City, FL 33868 If alive, and if dead, all parties claiming interest by, through, under or against WADDY L. SANABRIA-RODRIGUEZ, and all parties having or claiming to have any right, title, or interest in the property described herein.  YOU ARE HEREBY NOTIFIED that an action seeking to foreclose a home- owner association assessment lien has been filed on the following described property: Lot 88, Fountain Park - Phase 1, according to the plat thereof, as recorded in Plat Book 146, Page(s) 7 through 11, of the Public Records of Polk County, Florida. Property Address: 8858 Hins- dale Heights Drive, Polk City, FL 33868 has been filed against you and you are required to serve a copy of your writ-

FIRST INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO. 2019CA003624000000</b> <b>NEWREZ LLC D/B/A</b> <b>SHELLPOINT MORTGAGE</b> <b>SERVICING,</b> <b>Plaintiff, vs.</b> <b>GRETCHEN A. ANGLERO</b> <b>AND CARLOS ANGLERO,</b> <b>HER HUSBAND, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated November 19, 2021, and entered in 2019CA003624000000 of the Cir- cuit Court of the TENTH Judicial Circuit in and for Polk County, Flori- da, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVIC- ING is the Plaintiff and CARLOS AN- GLERO; GRETCHEN A. ANGLERO; SYSCO CENTRAL FLORIDA, INC. are the Defendant(s). Stacy M. But- terfield as the Clerk of the Circuit Court will sell to the highest and best bid- der for cash at www.polk.realforeclose. com, at 10:00 AM, on January 21, 2022, the following described property as set forth in said Final Judgment, to wit:  ALL OF THE RIGHT, TITLE, INTEREST, CLAIM AND DE- MAND WHICH THE GRANT- OR HAS IN AND TO THE REAL PROPERTY LOCATED IN POLK COUNTY, FLORIDA AND DESCRIBED AS: LOT 7 OF HEBRON HEIGHTS, AS SHOWN IN PLAT BOOK 66, PAGE 44 OF THE PUBLIC RE-

the following described property as set  
forth in said Final Judgment, to wit:  
LOT 532, HIGHLAND FAIR-  
WAYS, PHASE III-B, ACCORD-  
ING TO THE PLAT THEREOF  
RECORDED IN PLAT BOOK  
90, PAGES 5 & 6, OF THE  
PUBLIC RECORDS OF POLK  
COUNTY, FLORIDA.  
Property Address: 2202 MIS-  
SION HILLS DRIVE, LAKE-  
LAND, FL 33810

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 ac-  
cordance with Florida Statutes, Section  
45.031.

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 Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

Dated this 16 day of December, 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\Ashley Bruneus  
Ashley Bruneus, Esquire  
Florida Bar No. 1017216  
Communication Email:  
ashbruneus@raslg.com  
19-384168 - CaB  
December 24, 31, 2021 21-01788K

FIRST INSERTION
ten defenses, if any, to it, on FOUN- TAIN PARK HOMEOWNERS ASSO- CIATION, INC., c/o Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A., 860 N. Orange Avenue, Suite 135, Orlando, FL 32801 within 30 days from the date of the first pub- lication of this notice and file the origi- nal with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.  If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Ave- nue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711.  WITNESS my hand and the seal of this Court on October 4th, 2021.  Stacy M. Butterfield Polk County Clerk of Court (SEAL) By Lori Armijo Deputy Clerk  c/o Sarah E. Webner, Esq., The Law Office of Wonsetler & Webner, P.A., 860 N. Orange Avenue, Suite 135, Orlando, FL 32801 December 24, 31, 2021 21-01819K

CORDS OF POLK COUNTY,  
FLORIDA.  
Property Address: 5711 HE-  
BRON LANE , LAKELAND, FL  
33812

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 ac-  
cordance with Florida Statutes, Section  
45.031.

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 Office of the Court Admin-  
istrator, 255 N. Broadway Avenue, Bar-  
tow, Florida 33830, (863) 534-4686,  
at least 7 days before your scheduled  
court appearance, or immediately upon  
receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.

Dated this 16 day of December, 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\Ashley Bruneus  
Ashley Bruneus, Esquire  
Florida Bar No. 1017216  
Communication Email:  
ashbruneus@raslg.com  
19-363152 - NiK  
December 24, 31, 2021 21-01789K



FIRST INSERTION	
NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION Case #: 2018-CA-002161 DIVISION: 15 Wells Fargo Bank, National Association Plaintiff, -vs- Sheryl L. Rogers a/k/a Sheryl Rogers; Unknown Spouse of Sheryl L. Rogers a/k/a Sheryl Rogers; Polk County, Florida; United States of America, Acting Through the Secretary of Housing and Urban Development; Florida State University Credit Union; Winchester Estates Homeowners Association of Polk County, Inc.; Unknown Parties in Possession #1, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)	who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, If living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s). NOTICE IS HEREBY GIVEN pursu- ant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-002161 of the Circuit Court of the 10th Judi- cial Circuit in and for Polk County, Florida, wherein Wells Fargo Bank, National Association, Plaintiff and Sheryl L. Rogers a/k/a Sheryl Rogers

SUBSEQUENT INSERTIONS

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-001826 Division PROBATE IN RE: ESTATE OF DAVID B. BRINDLE, SR. Deceased. The administration of the estate of David B. Brindle, Sr., deceased, whose date of death was 4 April 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 North Broad- way avenue, Bartow, Florida 33830. The names and addresses of the per- sonal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.	All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 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 SEC- TION 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 17 December, 2021. Personal Representative: David B. Brindle, Jr. Address: 2440 Timbercreek Loop West Lakeland, Florida 33805 Attorney for Personal Representative: Robert D. Maguire email: robert@maguirelegalgroup.com Florida Bar No.: 0035106 Address: 190 East Avenue Tallmadge, Ohio 44278 Telephone: (330) 633-0666 December 17, 24, 2021 21-01750K

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2021CP0037640000XX IN RE: ESTATE OF CHRISTOPHER BROADHEAD a/k/a CHRISTOPHER J BROADHEAD Deceased. The administration of the estate of CHRISTOPHER BROADHEAD a/k/a CHRISTOPHER J BROADHEAD, deceased, whose date of death was August 23, 2021, file number File No. 2021CP0037640000XX, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 225 North Broadway Ave, Bartow, FL 33830. The names and ad- resses of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER	THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREV- ER 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 December 17, 2021. Personal Representative: ELISA BROADHEAD 32 Lake Link Cir SE Winter Haven, FL 33884 Attorney for Personal Representative: Jessie E. Bowden Florida Bar No. 0063836 3845 Fifth Avenue North St. Petersburg, Florida 33713 Telephone: (727) 323-4719 pleadings@bowdenbarlow.com December 17, 24, 2021 21-01759K

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No.: 2021-CP-3762 IN RE: ESTATE OF SHANNON MARIE SWIERZBINSKI, Deceased. The administration of the Estate of Shannon Marie Swierzbinski, deceased, whose date of death was February 12, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, Florida 33831. The names and	addresses of the personal representative and the personal representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-

SECOND INSERTION	
TRUST ADMINISTRATION NOTICE In re: THE C. J. STEFFEN LIVING TRUST Co-Trustees: Brian R. Collett, Bethann C. Collett and Robert J. Steffen, 160 Santa Rita Drive, Weirton, WV 26062 Attorney for Co-Trustees: John P. Donovan, Esquire, John & Donovan & Associates, LLC, 434 Allegheny River Boulevard, Suite 200, Oakmont, PA 15139 NOTICE OF TRUST	ADMINISTRATION The Co-Trustees named below gives no- tice of the death of Carol J. Steffen, late of the Borough of Castle Shannon, Al- legheny County, Pennsylvania, who died on April 21, 2021. During her lifetime, the said Decedent established the C.J. Steffen Living Trust dated December 30, 1997, of which Brian R. Collette, Bethann C. Collett and Robert J. Stef- fen are the Co-Trustees. The Co-Trust- ees request all persons having claims against the Decedent to make known

are defendant(s), I, Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 A.M. on March 7, 2022, the following described property as set forth in said Final Judgment, to-wit: LOT 46, WINCHESTER ES- TATES, AS PER PLAT THERE- OF, RECORDED IN PLAT BOOK 143, PAGE 16, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. ANY PERSON CLAIMING AN IN- TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. If you are a person with a dis- ability who needs any accommoda-	tion in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711. Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 2424 North Federal Highway, Suite 360 Boca Raton, Florida 33431 (561) 998-6700 (561) 998-6707 18-312331 FC01 WNI December 24, 31, 2021 21-01781K
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SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-4076 IN RE: ESTATE OF FRANCIS JOSEPH KOFRON, Deceased. The administration of the estate of FRANCIS JOSEPH KOFRON, de- ceased, whose date of death was July 2, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broad- way Ave., Bartow, FL 33838. The name and address of the personal representa- tive and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or de-	mands against decedent's estate must file their claims with this court WITH- IN 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 SEC- TION 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 December 17, 2021. Personal Representative: JAMES LEWIS KOFRON 33892 VIRGINIA STREET MILLSBORO, DE 19966 Attorney for Personal Representative: JEROME J. SANCHY, ESQ. MORAN, SANCHY & ASSOCIATES FLORIDA BAR NO. 240397 1800 SECOND STREET, SUITE 830 SARASOTA, FL 34236 (941) 366-1800 EMAIL: main@moransanchylaw.com December 17, 24, 2021 21-01749K

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2021-CP-003898-0000-XX Division 14 IN RE: ESTATE OF RUSSELL ELLIOTT SHAW JR. Deceased. The administration of the estate of Russell Elliott Shaw Jr., deceased, whose date of death was September 18, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the per- sonal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.	All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 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 SEC- TION 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 December 17, 2021. Personal Representative: David R. Shaw 3805 Hill Street Lakeland, Florida 33812 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com December 17, 24, 2021 21-01756K

SECOND INSERTION	
notice is December 17, 2021. Signed on Sept. 28, 2021. Joseph R. Diener Personal Representative 510 Autumn Stream Drive, Auburndale, Polk County, Florida 33823 William P. Ellsworth Attorney for Personal Representative Florida Bar No. 1024234 Ice Miller, LLP 2300 Cabot Drive, Suite 455 Lisle, Illinois 60532 Telephone: (630) 955-6590 4813-9046-6789.2 December 17, 24, 2021 21-01757K	notice is December 17, 2021. Signed on Sept. 28, 2021. Joseph R. Diener Personal Representative 510 Autumn Stream Drive, Auburndale, Polk County, Florida 33823 William P. Ellsworth Attorney for Personal Representative Florida Bar No. 1024234 Ice Miller, LLP 2300 Cabot Drive, Suite 455 Lisle, Illinois 60532 Telephone: (630) 955-6590 4813-9046-6789.2 December 17, 24, 2021 21-01757K

FIRST INSERTION	
Notice Under Fictitious Name Law According to Florida Statute Number 865.09 NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Bright Smiles of Winter Haven located at 1550 1st Street South in the City of	Winter Haven, Polk County, FL 33880 intends to register the said name with the Division of Corporations of the De- partment of State, Tallahassee, Florida. Dated this 14th day of December, 2021. Tranchau Hoang, DMD, PLLC December 24, 2021 21-01800K

SUBSEQUENT INSERTIONS	
SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2021-CP-003990-0000-XX Division 14 IN RE: ESTATE OF SANDRA H. HARWELL Deceased. The administration of the estate of Sandra H. Harwell, deceased, whose date of death was October 24, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the per- sonal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth- er persons having claims or de- mands 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 PUBLI- CATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SER- VICE OF A COPY OF THIS NOTICE ON THEM.	All other creditors of the decedent and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 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 SEC- TION 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 December 17, 2021. Personal Representative: Sharon E. Richard 8076 Lake James Boulevard Lakeland, Florida 33810 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com December 17, 24, 2021 21-01773K

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2021-CP-003712-0000-XX Division: Probate IN RE: ESTATE OF DANIEL J. MOUTON, Deceased. The administration of the Estate of Daniel J. Mouton, deceased, whose date of death was October 13, 2021, is pend- ing in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bar- tow, Florida 33830. The names and ad- resses of the Personal Representative and the Personal Representative's attor- ney are set forth below. All creditors of the decedent and oth- er persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent	and other persons having claims or de- mands against decedent's estate must file their claims with this court WITH- IN 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 SEC- TION 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 December 17, 2021. Personal Representative: Joseph Mouton, Jr. 101 Oliver Court Houma, LA 70364 Attorney for Personal Representative: Mark E. Clements Attorney for Petitioner Florida Bar No. 276774 310 East Main Street Lakeland, Florida 33801 Telephone: (863) 687-2287 Email: mclements@mclements.com Secondary Email: abaustert@mclements.com December 17, 24, 2021 21-01748K

SECOND INSERTION	
NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 532021CA002161000000 ROYAL RIDGE HOMEOWNERS ASSOCIATION, INC., a Florida non- profit Corporation, Plaintiff, vs. ALETA ROSE, et al, Defendant(s). NOTICE IS HEREBY GIVEN pursu- ant to Final Judgment of Foreclosure dated December 2, 2021 in Case No. 532021CA002161000000 in the Cir- cuit Court in and for Polk County, Florida wherein ROYAL RIDGE HOMEOWNERS ASSOCIATION, INC, a Florida non-profit Corporation, is Plaintiff, and ALETA ROSE, et al, is the Defendant, I will sell to the highest and best bidder for cash at: 10:00 A.M. (Eastern Time) on JANUARY 31, 2022. ( ) www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit: LOT 105, ROYAL RIDGE PHASE ONE ADDITION, AC- CORDING TO THE MAP OR PLAT THEREOF, AS RECORD- ED IN PLAT BOOK 105, PAGES 9 AND 10, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. A/K/A: 3434 DRAFTFORD	DRIVE, DAVENPORT, FL 33837. ANY PERSON CLAIMING AN IN- TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, 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: December 13, 2021 FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff 1855 Griffin Road, Suite A-423 Dania Beach, FL 33004 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: jared@flclg.com By: /s/ Jared Block Jared Block, Esq. Florida Bar No. 90297 December 17, 24, 2021 21-01769K

HOW TO  
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LEGAL  
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IN THE BUSINESS OBSERVER

CALL 941-906-9386  
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or e-mail legal@businessobserverfl.com

LV10184

Business  
Observer



SECOND INSERTION
NOTICE OF SALE AS TO: IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. <b>53-19-CA-004699-000000</b> <b>SILVERLEAF RESORTS, LLC</b> <b>Plaintiff, vs.</b> <b>LIRA ET AL.,</b> <b>Defendant(s).</b> Notice is hereby given that on 1/5/22 at 10:00 a.m. Eastern time at www.polk.realforeclose.com., Clerk of Court, Polk County, Florida, will offer for sale the UNIT/Use Periods described below, of the following described real property: An undivided interest as tenant-in-common in and to the below Unit No., Use Period No. and Building No. of Orlando Breeze Resort, a vacation resort in Polk County, Florida (the "Resort") , according to the Declaration of Restrictions, Covenants and Conditions recorded in Volume 06046, Page 0473 and amended by the Supplemental Declarations recorded in Volume 7612, Page 1623 and Volume 6147, Page 325, Public Records of Polk County, Florida, and any amendments thereto (collectively (the "Declaration") , with the exclusive right to occupy the Unit during the Use Period below, as said Use Period is defined in the Declaration, upon and subject to all the terms, restrictions, covenants, conditions and provisions thereto (the Declaration and any amendments thereto Count IV LISA A BELLANGER and

THIRD INSERTION
NOTICE OF ACTION (formal notice by publication) IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 21-CP-0033150000XX</b> <b>IN RE: ESTATE OF</b> <b>PEDRO E. GONZALES,</b> <b>Deceased.</b> TO: UNKNOWN CHILDREN OF PEDRO E. GONZALES UNKNOWN YOU ARE NOTIFIED that an Amended Petition for Summary 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., 315 South Hyde Park Avenue, Tampa, FL 33606 on or before December 31, 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 22nd day of November, 2021. Karen P. Lindstrom, Deputy Clerk As Clerk of the Court (SEAL) By: Karen Lindstrom As Deputy Clerk  Robert D. Hines, Esq., Hines Norman Hines, P.L., 315 South Hyde Park Avenue, Tampa, FL 33606 Dec. 10, 17, 24, 31, 2021 21-01738K

HOW TO  
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SECOND INSERTION
MARTHA F LOMBARDO AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTH- ER CLAIMANTS OF MARTHA F LOMBARDO, Interest 1.923%, Use Period No./ Unit No. 17/0026, Building D , The aforesaid sales will be made pursu- ant to the final judgments of foreclosure as to the above listed counts, respec- tively, in Civil Action No. 53-19-CA- 004699-000000. 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 1 year 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 Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this December 15, 2021. JERRY E. ARON, P.A. Jerry E. Aron, Esq. Attorney for Plaintiff Florida Bar No. 0236101 2505 Metrocentre Blvd., Suite 301 West Palm Beach, FL 33407 Telephone (561) 478-0511 Facsimile (561) 478-0611 jaron@aronlaw.com mevans@aronlaw.com December 17, 24, 2021 21-01780K

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2019CA003959000000</b> <b>NATIONSTAR HECM</b> <b>ACQUISITION TRUST</b> <b>2018-3, WILMINGTON SAVINGS</b> <b>FUND SOCIETY, FSB, NOT</b> <b>INDIVIDUALLY, BUT SOLELY AS</b> <b>TRUSTEE,</b> <b>Plaintiff, vs.</b> <b>JAMES T. WILDING, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated March 13, 2020, and entered in 2019CA003959000000 of the Circuit Court of the TENTH Judicial Cir- cuit in and for Polk County, Florida, wherein NATIONSTAR HECM AC- QUISITION TRUST 2018-3, WILM- INGTON SAVINGS FUND SOCIETY, FSB, NOT INDIVIDUALLY, BUT SOLELY AS TRUSTEE is the Plaintiff and JAMES T. WILDING; and UNIT- ED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2019CA003384000000</b> <b>PHH MORTGAGE</b> <b>CORPORATION,</b> <b>Plaintiff, vs.</b> <b>JAY R. TRIMM, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dat- ed November 8, 2021, and entered in 2019CA003384000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and JAY R. TRIMM is the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 6, 2022, the following described property as set forth in said Final Judgment, to wit:  LOT 7, BLOCK F, W. W. SCOTT'S ADDITION TO WA- VERLY, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. AND LOT 8, BLOCK F, W. W. SCOTT'S ADDITION TO WA- VERLY, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 613 WEST DATE ST, WAVERLY, FL 33877 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 accor- dance with Florida Statutes, Section 45.031. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA000882000000</b> <b>BANK OF NEW YORK MELLON</b> <b>TRUST COMPANY, N.A. AS</b> <b>TRUSTEE FOR MORTGAGE</b> <b>ASSETS MANAGEMENT SERIES</b> <b>I TRUST,</b> <b>Plaintiff, vs.</b> <b>ORVILLE WELLS, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated November 8, 2021, and entered in 2021CA000882000000 of the Cir- cuit Court of the TENTH Judicial Cir- cuit in and for Polk County, Florida, wherein BANK OF NEW YORK MEL- LON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST is the Plaintiff and LUCILLE WELLS; UNKNOWN SPOUSE OF LUCILLE WELLS N/K/A THOMAS WELLS; and UNITED STATES OF AMERICA

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>Case No. 2021CA000686000000</b> <b>Wells Fargo Bank, N.A.,</b> <b>Plaintiff, vs.</b> <b>The Unknown Heirs, Devisees,</b> <b>Grantees, Assignees, Lienors,</b> <b>Creditors, Trustees, and all other</b> <b>parties claiming interest by, through,</b> <b>under or against the Estate of</b> <b>Sylvia Jones a/k/a Sylvia O. Jones,</b> <b>Deceased, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursu- ant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2021CA000686000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and The Unknown Heirs, De- visees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Sylvia Jones a/k/a Sylvia O. Jones, Deceased; CYNTHIA GAILE JONES A/K/A CYNTHIA GAILE RYANS A/K/A CENITHA GAILE RYANS A/K/A CENITHA G. RYANS; JOHNNIE WAYNE JONES A/K/A JOHNNIE W. JONES; Clerk of the Court, Polk County, Florida are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00AM on the 5th day of January, 2022, the following described property as set forth in said Final Judgment, to wit: THE SOUTH 109.0 FEET OF THE NORTH 436.0 FEET OF

SECOND INSERTION
OF HOUSING AND URBAN DE- VELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the high- est and best bidder for cash at www. polk.realforeclose.com, at 10:00 AM, on January 6, 2022, the following de- scribed property as set forth in said Final Judgment, to wit: LOT 14 AND 15, BLOCK 74, AMENDED MAP OF POLK CITY, A SUBDIVISION AC- CORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 1 AND 1A, OF THE PUBLIC RE- CORDS OF POLK COUNTY, FLORIDA. Property Address: 124 S AZA- LEA AVENUE, POLK CITY, FL 33868 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 accor- dance with Florida Statutes, Section 45.031. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding,

SECOND INSERTION
LOT 7, BLOCK F, W. W. SCOTT'S ADDITION TO WA- VERLY, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. AND LOT 8, BLOCK F, W. W. SCOTT'S ADDITION TO WA- VERLY, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 4, PAGE 23, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 613 WEST DATE ST, WAVERLY, FL 33877 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 accor- dance with Florida Statutes, Section 45.031. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please

SECOND INSERTION
ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DE- VELOPMENT are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk. realforeclose.com, at 10:00 AM, on January 6, 2022, the following de- scribed property as set forth in said Fi- nal Judgment, to wit: LOT 11, BROOKHAVEN VIL- LAGE SECOND ADDITION, ACCORDING TO MAP OR PLAT THEREOF AS RECOR- DED IN PLAT BOOK 86, PAGE 3, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 6365 LOLLY BAY LOOP NE, WINTER HA- VEN, FL 33881 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 accor- dance with Florida Statutes, Section 45.031. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding,

THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2021CA-002658 <b>WE IMPROVE HOMES, LLC.,</b> <b>Plaintiff, v.</b> <b>JOSEPH MANDRELLE,</b> <b>Defendant.</b> TO: JOSEPH MANDRELLE, address unknown. YOU ARE NOTIFIED that an action to quiet title to the following property in Polk County, Florida: The West 1/2 of Lot 42, Unre- corded Royal Ranches, described as: The West 1/2 of the North 1/2 of the West 1/2 of the NW 1/4 of the NE 1/4 of the SW 1/4 of Section 6, Township 30 South, Range 26 East, Polk County, Florida. ("the subject property"). has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Christo- pher A. Desrochers, Esq., the Plaintiff's attorney, whose address is 2504 Ave. G NW, Winter Haven, FL 33880 within 30 days after the date of the first pub- lication of this notice, and file the origi- nal with the clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 9th day of December, 2021. BROCK & SCOTT, PLLC Attorney for Plaintiff 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 Phone: (954) 618-6955, ext. 4769 Fax: (954) 618-6954 FLCourtDocs@brockandscott.com By /s/ Jonathan Mesker Jonathan Mesker, Esq. Florida Bar No. 805971 File # 20-F00050 December 17, 24, 2021 21-01741K

THIRD INSERTION
you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Ave- nue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or imme- diately upon receiving this notification if the time before the scheduled ap- pearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 10 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /S/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 19-370657 - CaB December 17, 24, 2021 21-01777K

THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2021-CA-1354 <b>815 N. MASS AVE LLC, a Florida</b> <b>Limited Liability Company,</b> <b>Plaintiff(s), vs.</b> <b>ZONEASE PORTER; Jane Doe,</b> <b>as Personal Representative to the</b> <b>Estate of Betty Moore; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of SOPHIE MAY; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of WILLIAM MAY; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of JOSEPH HADDEN; BARBARA</b> <b>MOORE; and MARIO COOPER,</b> <b>Defendant(s).</b> To BARBARA MOORE; and MARIO COOPER: YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as: Lot 4, Block C, Lincoln Park, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 109, of the Public Re- cords of Polk County, Florida. has been filed by Plaintiff, 815 N. MASS AVE LLC, a Florida Limited Liability Company, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before Jan. 6, 2022 and file the original with the Clerk of Court and Plaintiff's at- torney, otherwise a default and judgment will be entered against you for the relief demanded. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 10 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /S/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 20-058206 - CaB December 17, 24, 2021 21-01778K

THIRD INSERTION
you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 10 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /S/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 20-079664 - CaB December 17, 24, 2021 21-01779K

THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2020-CC-004942 <b>ASSOCIATION OF POINCIANA</b> <b>VILLAGES, INC., a Florida</b> <b>not-for-profit corporation,</b> <b>Plaintiff, v.</b> <b>SAINTINA PETIT, et al.,</b> <b>Defendant.</b> NOTICE IS HEREBY given pursuant to a Final Summary Judgment of Fore- closure dated November 22, 2021 and entered in Case No. 2020-CC-004942, in the County Court, in and for Polk County, Florida wherein ASSOCIA- TION OF POINCIANA VILLAGES, INC., is the Plaintiff and SAINTINA PETIT is the Defendant, I will sell to the highest bidder online at www.polk. realforeclose.com, at 10:00 A.M. on the 10th day of January 2022, the following described property as set forth in said Final Judgment, to wit: Lot 12, Block 398, Poinciana Neighborhood 2 West, Vil- lage 7, according to the map or plat thereof as recorded in Plat Book 55, Pages 5-18, Public Re- cords of Polk County, Florida. Parcel Identification Num- ber:28-27-33-934460-398120. 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 or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 13th day of December, 2021. /s/ Michael J. McCabe Michael J. McCabe Florida Bar No. 0021108 McCabe & Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, Florida 32082 service@flclegal.com December 17, 24, 2021 21-01761K

SECOND INSERTION
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2019CA001539000000 <b>MTGLQ INVESTORS, LP,</b> <b>Plaintiff, vs.</b> <b>FLORIDA KALANT 770 LLC, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursu- ant to a Final Judgment of Foreclosure dated October 14, 2021, and entered in 2019CA001539000000 of the Cir- cuit Court of the TENTH Judicial Cir- cuit in and for Polk County, Florida, wherein MTGLQ INVESTORS, LP is the Plaintiff and FLORIDA KALANT 770 LLC; CLARISSA FARGAS; JOSUE ANDUJAR; and HAMPTON LAKES OF DAVENPORT HOMEOWN- ERS ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 4, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 68, HAMPTON ESTATES PHASE 2, VILLAGE 5, AC- CORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 117, PAGES 44 AND 45, OF THE PUBLIC RE- CORDS OF POLK COUNTY, FLORIDA. Property Address: 172 KEL- LYGREEN AVE, DAVENPORT, FL 33897 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 accor- dance with Florida Statutes, Section 45.031. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 12 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /S/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 19-253912 - NaC December 17, 24, 2021 21-01772K

THIRD INSERTION
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2021-CA-1354 <b>815 N. MASS AVE LLC, a Florida</b> <b>Limited Liability Company,</b> <b>Plaintiff(s), vs.</b> <b>ZONEASE PORTER; Jane Doe,</b> <b>as Personal Representative to the</b> <b>Estate of Betty Moore; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of SOPHIE MAY; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of WILLIAM MAY; John Doe, as</b> <b>Personal Representative of the estate</b> <b>of JOSEPH HADDEN; BARBARA</b> <b>MOORE; and MARIO COOPER,</b> <b>Defendant(s).</b> To BARBARA MOORE; and MARIO COOPER: YOU ARE HEREBY NOTIFIED that an action to Quiet Title to real property described as: Lot 4, Block C, Lincoln Park, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 109, of the Public Re- cords of Polk County, Florida. has been filed by Plaintiff, 815 N. MASS AVE LLC, a Florida Limited Liability Company, and you are required to serve a copy of your written defenses, if any, on Alisa Wilkes, Esq., 13400 Sutton Park Dr. S., Suite 1204, Jacksonville, FL 32224, (904)620-9545 on or before Jan. 6, 2022 and file the original with the Clerk of Court and Plaintiff's at- torney, otherwise a default and judgment will be entered against you for the relief demanded. If you are a person with a disability who needs any accommodation in or- der to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Admin- istrator, 255 N. Broadway Avenue, Bar- tow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 10 day of December, 2021. ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC Attorney for Plaintiff 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 Telephone: 561-241-6901 Facsimile: 561-997-6909 Service Email: flmail@raslg.com By: /S/Laura Elise Goorland Laura Elise Goorland, Esquire Florida Bar No. 55402 Communication Email: lgoorland@raslg.com 20-058206 - CaB December 17, 24, 2021 21-01772K



SECOND INSERTION	
NOTICE OF SALE IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>Case No.: 21-CC-1399</b> <b>VILLA SORRENTO OF POLK COUNTY HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs.</b> <b>COCO AV, LLC, UNKNOWN TENANT 1, UNKNOWN TENANT 2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.</b> Notice is hereby given that pursuant to an Order of a Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Polk County, Florida, described as: Lot 56, Villa Sorrento according to the Plat thereof as recorded in Plat Book 133, page(s) 40 and 41, of the Public Records of Polk County, Florida. at public sale, to the highest and	

SECOND INSERTION	
NOTICE OF ACTION - PROPERTY IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 21-CP-002271</b> <b>Section: 14</b> <b>Adversary Proceeding IN RE: ESTATE OF</b> <b>MARCUS ERIN McDONALD, a/k/a</b> <b>MARCUS E. McDONALD,</b> <b>Deceased.</b> <b>PAMELA RENEE McDONALD,</b> <b>Petitioner, vs.</b> <b>PATSY KAY MCKINLEY, Unknown</b> <b>Spouse of Patsy Kay McKinley, and</b> <b>all unknown Parties claiming by,</b> <b>through, under or against the above</b> <b>named Respondent, who are not</b> <b>known to be dead or alive, whether</b> <b>said unknown parties may claim an</b> <b>interest as spouses, heirs, devisees,</b> <b>grantees, creditors, or other</b> <b>claimants,</b> <b>Respondents.</b> TO: PATSY KAY MCKINLEY, ALL OTHERS WHOM IT MAY CONCERN, Residence unknown: YOU ARE HEREBY NOTIFIED that a Petition To Quiet Title involving the following property in Polk County, Florida: The Southerly 1/2 of the following: The East 263.93 feet of the North 330.09 feet of the West 1/4 of the N/E 1/4 of Section 9, Township 28 South, Range 23 East, Polk County, Florida; LESS and EXCEPT the East 25 feet for road right-of-way. Together with 1967 MONZ Mobile Home, ID# 6358, Title# 2738044 and 1973 Chev Mobile Home, # 60V2FD1378, Title# 5265489 Parcel Id No.: 23-28-09-000000-014230 was filed in this Court on the 22nd, day of November, 2021, against you,	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO.: 2020CA002765</b> <b>5124 RIFLE RANGE ROAD, LLC,</b> <b>Plaintiff, v.</b> <b>BIG-E TRAILERS, INC., et al.</b> <b>Defendants.</b> NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated March 2, 2021, entered in Case No. 2020CA002765 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, the clerk, Stacy M. Butterfield, CPA, will sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 a.m. on the 10th day of January, 2022, the following described property as set forth in said Final Judgment of Foreclosure, to-wit: See Exhibit "A" EXHIBIT "A" Lots 13, 14, 15, 16 and 17, of unrecorded subdivision combined, being that part of Section 32, Township 29 South, Range 26 East, Polk County, Florida, described follows: Commence at the intersection of the North right of way line of State Road 60 with the Westerly right of way line of State Road 655, and run North along the Westerly right of way line, 1300.00 feet to the Point of Beginning; thence continue North along said Westerly right of way line, 750.00 feet; thence East, parallel with the North boundary, 560.00 feet to the Point of Beginning. LESS AND EXCEPT: The North 10 feet of Lot 17, being that part of Section 32, Township 29 South, Range 26 East, Polk County, Florida, described as: Commence at the intersection of the North right of way line of	

best bidder for cash, at www.polk.realforeclose.com at 10:00 a.m., on the 4th day of February, 2022.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

DATED this 14th day of December, 2021.  
FRISCIA & ROSS, P.A.  
Brenton J. Ross, Esquire  
Florida Bar #0012798  
5550 W. Executive Drive,  
Suite 250  
Tampa, Florida 33609  
(813) 286-0888/(813) 286-0111 (FAX)  
Attorneys for Plaintiff  
December 17, 24, 2021 21-01771K

SECOND INSERTION	
by PAMELA RENEE McDONALD, as Personal Representative of the Estate of Marcus Erin McDonald, and you are required to serve a copy of your written defenses, if any to it, on the Petitioner's attorney, whose name and address are: THEODORE N. TAYLOR, ESQ. LAW OFFICE OF THEODORE N. TAYLOR, P.A. 202 S. Collins Street Plant City, FL 33563 (813) 752-5633 Email: ttaylor@tntpalaw.com E-service: amylamas@tntpalaw.com Florida Bar No.: 261319 on or before January 3, 2022, and file the original with the clerk of this court, otherwise a judgment of quiet title may be entered for the relief demanded in the Petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of said Court on November 30, 2021. STACY M. BUTTERFIELD As Clerk, Circuit Court (Court Seal) BY: Karen Lindstrom As Deputy Clerk THEODORE N. TAYLOR, ESQ. LAW OFFICE OF THEODORE N. TAYLOR, P.A. 202 S. Collins Street Plant City, FL 33563 (813) 752-5633 Email: ttaylor@tntpalaw.com E-service: amylamas@tntpalaw.com Florida Bar No.: 261319 Dec. 17, 24, 31, 2021; Jan. 7, 2022 21-01747K	

State Road 60 with the Westerly right of way line of State Road 655, and run North along said Westerly right of way line 2040.00 feet to the Point of Beginning; thence continue North along said Westerly right of way line, 10.00 feet; thence West parallel with said Westerly right of way line of said State Road 60, a distance of 560.00 feet; thence South parallel with said Westerly right of way line, 10.00 feet; thence East, parallel with the North boundary, 560.00 feet to the Point of Beginning. Street address: 5124 Rifle Range Road, Bartow, FL Account no.: 26-29-32-000000-011030 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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 14th day of December, 2021. LORIUM LAW 101 N.E. Third Avenue, Suite 1800 Fort Lauderdale, Florida 33301 Telephone (954) 462 8000 Telecopier (954) 462 4300 By /s/ Richard B. Storfer Richard B. Storfer Florida Bar No. 984523 rstorfer@loriumlaw.com 4775.005 December 17, 24, 2021 21-01768K	
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SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2020CA000518000000</b> <b>PHH MORTGAGE</b> <b>CORPORATION,</b> <b>Plaintiff, vs.</b> <b>JUDITH HUGHES, et al.</b> <b>Defendant(s).</b> NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated November 4, 2021, and entered in 2020CA000518000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is the Plaintiff and JUDITH A. HUGHES; MORGAN SCOTT HUGHES; and CASA DEL SOL (WINTER HAVEN) CONDOMINIUM ASSOCIATION are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on January 4, 2022, the following described property as set forth in said Final Judgment, to wit: APARTMENT NO. 25, BUILDING 2, CASA DEL SOL CONDOMINIUM VILLAGE, PHASE II, ACCORDING TO DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 30, 1976, FILED FOR RECORD NOVEMBER 5, 1976, AND RECORDED IN O.R. BOOK 1718, PAGE 447-500, AND ANY AMENDMENTS THEREOF; AND ACCORDING TO THE PLAT THEREOF IN PLAT BOOK 2,	

SECOND INSERTION	
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION <b>CASE NO.: 53-2021-CA-002923</b> <b>WELLS FARGO BANK, N.A.,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS,</b> <b>DEVISEES, GRANTEES,</b> <b>ASSIGNEES, LIENORS,</b> <b>CREDITORS, TRUSTEES, OR</b> <b>OTHER CLAIMANTS CLAIMING</b> <b>BY, THROUGH, UNDER, OR</b> <b>AGAINST GILBERT S. BINSTED</b> <b>AKA GILBERT SALVATORE</b> <b>BINSTED, DECEASED , et al,</b> <b>Defendant(s).</b> To: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST GILBERT S. BINSTED AKA GILBERT SALVATORE BINSTED, DECEASED Last Known Address: PUBLISH UNKNOWN, N/A 00000 Current Address: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT 7 OF UNRECORDED ENCHANTED OAKS DESCRIBED AS: THE SOUTH 85 FEET OF THE NORTH 355 FEET OF THE EAST 140 FEET OF THE WEST 470 FEET OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 28 SOUTH, RANGE 24 EAST, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.	

SECOND INSERTION	
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No.</b> <b>53-2021-CP-003946-0000-XX</b> <b>Division 14</b> <b>IN RE: ESTATE OF</b> <b>CAROLYN RITTER WHELOCK</b> <b>Deceased.</b> The administration of the estate of Carolyn Ritter Wheelock, deceased, whose date of death was September 19, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. 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.	

SECOND INSERTION	
Notice of Self Storage Sale Please take notice A+ Storage - Winter Haven located at 2700 Eloise Loop Road, Winter Haven, FL 33884 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 1/3/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnish-	

PAGE 67, PUBLIC RECORDS OF POLK COUNTY, FLORIDA; TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.  
Property Address: 2500 21ST ST NW #25, WINTER HAVEN, FL 33881

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.

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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

Dated this 9 day of December, 2021.  
ROBERTSON, ANSCHUTZ,  
SCHNEID, CRANE  
& PARTNERS, PLLC  
Attorney for Plaintiff  
6409 Congress Ave., Suite 100  
Boca Raton, FL 33487  
Telephone: 561-241-6901  
Facsimile: 561-997-6909  
Service Email: flmail@raslg.com  
By: /s/Laura Elise Goorland  
Laura Elise Goorland, Esquire  
Florida Bar No. 55402  
Communication Email:  
lgoorland@raslg.com  
20-058203 - CaB  
December 17, 24, 2021 21-01755K

SECOND INSERTION	
A/K/A 1118 TRIMBLE DRIVE LAKELAND FL 33801 has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition. This notice shall be published once a week for two consecutive weeks in the Business Observer. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. Default Date; January 6, 2022 WITNESS my hand and the seal of this court on this 30th day of November, 2021. Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves Deputy Clerk Albertelli Law P.O. Box 23028 Tampa, FL 33623 - 21-006336 December 17, 24, 2021 21-01754K	

SECOND INSERTION	
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 December 17, 2021. <b>Personal Representative:</b> <b>Emily Wheelock-Moses</b> 7211 Pinehaven Drive Lakeland, Florida 33810 Attorney for Personal Representative: L. Caleb Wilson, Attorney Florida Bar Number: 73626 Craig A. Mundy, P.A. 4927 Southfork Drive Lakeland, Florida 33813 Telephone: (863) 647-3778 Fax: (863) 647-4580 E-Mail: caleb@mundylaw.com December 17, 24, 2021 21-01758K	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT, TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2020-CC-3927</b> <b>ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida</b> <b>not-for-profit corporation,</b> <b>Plaintiff, v.</b> <b>JENNIFER N. JAMES, KNOWN</b> <b>HEIR OF ELWIN S. JAMES,</b> <b>DECEASED, et al.,</b> <b>Defendants.</b> NOTICE IS HEREBY given pursuant to a Final Summary Judgment of Foreclosure dated November 22, 2021 and entered in Case No. 2020-CC-3927, in the County Court in and for Polk County, Florida wherein ASSOCIATION OF POINCIANA VILLAGES, INC., is the Plaintiff and JENNIFER N. JAMES, KNOWN HEIR OF ELWIN S. JAMES, DECEASED, et al., are the Defendants, I will sell to the highest bidder online at www.polk.realforeclose.com, at 10:00 A.M. on the 10th day of January, 2022, the following described property as set forth in said Final Judgment, to wit: Lot 10, Block 281, POINCIANA, Neighborhood 6 South, Village 3, according to the Official Plat thereof as recorded in Plat Book 53, Pages 43 through 49, Public Records of Polk County, Florida. Parcel Identification Number: 28-27-35-934560-281100. 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 13th day of December, 2021. /s/ Michael J. McCabe Michael J. McCabe Florida Bar No. 0021108 McCabe & Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, Florida 32082 service@flclegal.com December 17, 24, 2021 21-01764K	

SECOND INSERTION	
NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT, TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2020-CC-002194</b> <b>ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida</b> <b>not-for-profit corporation,</b> <b>Plaintiff, v.</b> <b>SAINTINA PETTIT, et al.,</b> <b>Defendant.</b> NOTICE IS HEREBY given pursuant to a Final Summary Judgment of Foreclosure dated November 22, 2021 and entered in Case No. 2020-CC-002194, in the County Court in and for Polk County, Florida wherein ASSOCIATION OF POINCIANA VILLAGES, INC., is the Plaintiff and SAINTINA PETTIT is the Defendant, I will sell to the highest bidder online at www.polk.realforeclose.com, at 10:00 A.M. on the 10th day of January, 2022, the following described property as set forth in said Final Judgment, to wit: Lot 21, Block 470, Poinciana Neighborhood 2 West, Village 7, according to the map or plat thereof as recorded in Plat Book 55, Pages 5-18, Public Records of Polk County, Florida. Parcel Identification Number: 28-27-33-934460-470210. 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 13th day of December, 2021. /s/ Michael J. McCabe Michael J. McCabe Florida Bar No. 0021108 McCabe & Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, Florida 32082 service@flclegal.com December 17, 24, 2021 21-01765K	

SECOND INSERTION	
AMENDED NOTICE OF FORECLOSURE SALE IN THE COUNTY COURT, TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.: 2020-CC-000884</b> <b>ASSOCIATION OF POINCIANA VILLAGES, INC., a Florida</b> <b>not-for-profit corporation,</b> <b>Plaintiff, v.</b> <b>RAFAEL PENARANDA, et al.,</b> <b>Defendant.</b> NOTICE IS HEREBY given pursuant to a Final Summary Judgment of Foreclosure dated December 6, 2021 and entered in Case No. 2020-CC-000884, in the County Court in and for Polk County, Florida wherein ASSOCIATION OF POINCIANA VILLAGES, INC., is the Plaintiff and RAFAEL PENARANDA is the Defendant, I will sell to the highest bidder online at www.polk.realforeclose.com, at 10:00 A.M. on the 10th day of January, 2022, the following described property as set forth in said Final Judgment, to wit: Lot 18, Block 282, Village 3, Neighborhood 6S, Poinciana Subdivision, according to the plat thereof recorded in Plat Book 54 at Page 44 of the Public Records of POLK County, Florida. Parcel Identification Number: 28-27-35-934560-282180. 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 13th day of December, 2021. /s/ Michael J. McCabe Michael J. McCabe Florida Bar No. 0021108 McCabe & Ronsman 110 Solana Road, Suite 102 Ponte Vedra Beach, Florida 32082 service@flclegal.com December 17, 24, 2021 21-01762K	

HOW TO PUBLISH YOUR LEGAL NOTICE  
IN THE BUSINESS OBSERVER

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

Business  
Observer

100239



SECOND INSERTION		
NOTICE OF PUBLIC SALE The following personal property of HENRY WALTER PARZYCHOWSKI III, will, on January 10, 2022, at 10:00 a.m., at 229 Palm Drive, Lot #229, Mulberry, Polk County, Florida 33860; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: 1986 OAKK MOBILE HOME,	VIN: FLFL1AF317009974, TITLE NO.: 0042532365 and all other personal property located therein PREPARED BY: Jody B. Gabel Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 December 17, 24, 2021	21-01776K

SECOND INSERTION		
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2021CA002742000000</b> <b>BANK OF NEW YORK MELLON TRUST COMPANY, N.A. AS TRUSTEE FOR MORTGAGE ASSETS MANAGEMENT SERIES I TRUST,</b> <b>Plaintiff, vs.</b> <b>THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATES OF PATRICIA A. MASON, DECEASED, DAWN MUEHLER LEIVA, MELANIE RUTH MOSS, SCOTT LEWIS MASON, AND TROY ALLEN MASON, et. al.</b> <b>Defendant(s),</b> TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PATRICIA A. MASON, DECEASED, whose residence is unknown if he/she/they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: ALL THAT CERTAIN PARCEL OF LAND SITUATE IN THE CITY OF LAKELAND, COUNTY OF POLK AND STATE OF FLORIDA, BEING KNOWN AND DESIGNATED AS FOLLOWS: LOT 103 OF ORESTGREEN PHASE TWO, AS SHOWN BY MAP OR PLAT	THEREOF RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA, IN PLAT BOOK 67, PAGES 44 AND 45. BEING THE SAME PROPERTY DESCRIBED IN DEED BOOK 2819 PAGE 1002. DATED 01/26/1990 RECORDED 01/30/1990, IN THE PUBLIC RECORDS OF POLK 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 1-13-2022/(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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court at County, Florida, this 7th day of December, 2021 CLERK OF THE CIRCUIT COURT Stacy M. Butterfield (SEAL) BY: Lori Armijo DEPUTY CLERK ROBERTSON, ANSCHUTZ, AND SCHNEID, PL ATTORNEY FOR PLAINTIFF 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-080079 - MaJ December 17, 24, 2021	21-01744K

SECOND INSERTION		
NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>CASE NO.</b> <b>532021CA001309000000</b> <b>UNITED STATES OF AMERICA ACTING THROUGH THE RURAL HOUSING SERVICE OR SUCCESSOR AGENCY, UNITED STATES DEPARTMENT OF AGRICULTURE</b> <b>Plaintiff, v.</b> <b>THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ELLEN JANETTE BROWDER A/K/A ELLEN J. BROWDER A/K/A ELLEN BROWDER, DECEASED, DECEASED, ET AL.</b> <b>Defendants.</b> TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF ELLEN JANETTE BROWDER A/K/A ELLEN J. BROWDER A/K/A ELLEN BROWDER, DECEASED -and- THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF CHARLES LEON BROWDER A/K/A CHARLES BROWDER, DECEASED -and- THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF RACHEL M. OWENS, DECEASED Current Residence Unknown, but whose last known address was: 3923 Shay Drive, Bartow, FL 33830-8798 -and- THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF RACHEL M. OWENS, DECEASED Current Residence Unknown, but whose last known address was: 1851 Kathleen Avenue, Cantonment, FL 32533 -and- DAKOTA L. VICTOR A/K/A DAKOTA	VICTOR Current Residence Unknown, but whose last known address was: 2009 Cedar Point Road, Cantonment, FL 32533 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida, to-wit: LOT 46 OF GANDY GROVE ESTATES PHASE 3, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 96, PAGE 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before January 12, 2022 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 9000, Drawer CC-2, Bartow, FL 33831-9000, 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 petition. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of the Court on this 6th day of December, 2021. Stacy M. Butterfield Clerk of the Circuit Court (SEAL) By: Asuncion Nieves Deputy Clerk eXL Legal, PLLC, Plaintiff's attorney, 12425 28th Street North, Suite 200, St. Petersburg, FL 33716 1000006657 December 17, 24, 2021	21-01743K

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File No. 2021-CP-3984</b> <b>Division Probate</b> <b>IN RE: ESTATE OF LUZ MARIA MIRANDA RODRIGUEZ a/k/a</b> <b>LUZ MIRANDA RODRIGUEZ Deceased.</b>	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 December 17, 2021. <b>Personal Representative:</b> <b>Juan Flores</b> 2538 Aventurine Street Kissimmee, Florida 34744 Attorney for Personal Representative: Daniel S. Henderson Email Addresses: dan@hendersonsachs.com, michael@hendersonsachs.com Florida Bar No. 725021 Henderson Sachs, PA 8240 Exchange Drive Ste. C6 Orlando, Florida 32809 December 17, 24, 2021	21-01751K

SECOND INSERTION		
NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION <b>File Number 21-CP-003901</b> <b>Florida Bar No. 144663</b> <b>IN RE: ESTATE OF CONSTANCE ELAINE RITER MURRAY a/k/a</b> <b>CONSTANCE RITER MURRAY Deceased.</b>	The administration of the estate of CONSTANCE ELAINE RITER MURRAY a/k/a CONSTANCE RITER MURRAY, deceased, whose date of death was October 29, 2021, is pending in the Circuit Court for POLK County, Florida Probate Division, the address of which is PO Box 9000, Drawer CC-4, Bartow, Florida 33831. 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.	

SECOND INSERTION		
NOTICE OF ACTION FORECLOSURE PROCEEDINGS- PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION <b>Case #: 2020CA000380000000</b> <b>DIVISION: 4</b> <b>Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I</b> <b>Plaintiff, -vs.-</b> <b>Kristin Edwards; William H. Edwards, Jr.; Homeowners Association of Lake and Golf Estates, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).</b> TO: Kristin Edwards: LAST KNOWN ADDRESS: 6729 Canterbury Drive Northeast, Winter Haven, FL 33881 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris. YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows:	LOT 92, LAKE 'N GOLF ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 69, PAGE 44, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 1981, MAKE: FLEETWOOD/SANDPIPER, VIN#: FLFL2A111334216 AND VIN#: FLFL2B111334216. more commonly known as 6729 Canterbury Drive Northeast, Winter Haven, FL 33881. This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately there after; otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and seal of this Court on the 7th day of December, 2021. Stacy M. Butterfield Circuit and County Courts (SEAL) By: Lori Armijo Deputy Clerk LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431 20-322641 FCOI CGG December 17, 24, 2021	21-01742K

SECOND INSERTION		
NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION <b>CASE NO. 2020CA000791000000</b> <b>U.S. BANK NATIONAL ASSOCIATION,</b> <b>Plaintiff, vs.</b> <b>ENCARNACION L. FIGUEROA, et. al.</b> <b>Defendant(s),</b> TO: ENCARNACION L. FIGUEROA and UNKNOWN SPOUSE OF ENCARNACION L. FIGUEROA, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 22, LESS THE WEST 10 FEET OF THE EAST 20 FEET OF THE NORTH 50 FEET AND LESS THE EAST 10 FEET KNOWN AS THE UTILITY SITE, CREWS LAKE ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 61, PAGE(S) 27, OF THE PUBLIC RECORDS OF POLK 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 Avenue, Suite 100, Boca Raton, Florida 33487 on or before January 13, 2022/(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 Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of this Court at County, Florida, this 7th day of December, 2021. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: Asuncion Nieves DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-006081 December 17, 24, 2021		21-01745K

SECOND INSERTION		
NOTICE OF ACTION IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA <b>Case No.: 2021-CC-004814</b> <b>MIDFLORIDA CREDIT UNION,</b> <b>Plaintiff, v.</b> <b>KIMBERLY HOLT; THE UNKNOWN SPOUSE OF KIMBERLY HOLT; JAMES D. BRESSLER; THE UNKNOWN SPOUSE OF JAMES D. BRESSLER; CHARLES LIST, JR.; THE UNKNOWN SPOUSE OF CHARLES LIST, JR.; LAKE MARIANA ACRES HOMEOWNERS' ASSOCIATION, INC.; STATE OF FLORIDA; TENANT #1; TENANT #2; AND ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, Defendants.</b> TO: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, AND UNDER, AND AGAINST THE HEREIN-NAMED DEFENDANTS WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS, YOU ARE HEREBY NOTIFIED that an action to foreclose on the following real property in Polk County, Florida: Lot 295, LAKE MARIANA ACRES UNIT THREE, a subdivision according to the plat thereof recorded in Plat Book 76, Pages 25 and 26, of the Public Records of Polk County Florida. TOGETHER with that certain 1986 CYPR singlewide mobile home with VIN No. C14010881065 situated thereon. AND	An undivided 1/331 interest in the recreation area as shown on the plat of LAKE MARIANA ACRES, according to the plat thereof recorded in Plat Book 64, Page 10, of the Public Records of Polk County, Florida; AND An undivided 1/331 interest in Lot 232 of LAKE MARIANA ACRES UNIT TWO, according to the plat thereof recorded in Plat Book 71, Page 35, of the Public Records of Polk County, Florida. Property Address: 1941 Regina Drive, Lake Alfred, Florida 33850 has been filed against you in the Circuit Court of the Tenth Judicial Circuit, Polk County, Florida, and you are required to serve a copy of your written defenses to the Complaint, if any, to Gregory A. Sanoba, Esq., 422 South Florida Avenue, Lakeland, Florida 33801, on or before January 13, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, 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. DATE: December 7, 2021 Stacy M. Butterfield Clerk of the Court (SEAL) By: Asuncion Nieves Deputy Clerk Gregory A. Sanoba, Esq., 422 South Florida Avenue, Lakeland, Florida 33801 December 17, 24, 2021	21-01746K