

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
Case No.: 2018CA003669

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATE HOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-72, MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2005-72, Plaintiff, v. RICHARD BLOOM; UNKNOWN SPOUSE OF RICHARD BLOOM; GERARD ARGENTO; CHRISTINE ARGENTO AKA CHRISTINE L ARGENTO; SUNTRUST BANK; GULF LANDINGS ASSOCIATION, INC.; GULF HARBORS BEACH CLUB, INC.; NEW CREM FLORA, INC.; LINDRICK SERVICE CORPORATION; FLORIDA GOVERNMENTAL UTILITY AUTHORITY; PASCO COUNTY; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAYING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED;

UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.
To the following Defendant(s):
UNKNOWN TENANT #1
5925 SEASIDE DR.,
NEW PORT RICHEY, FL 34652
UNKNOWN TENANT #2
5925 SEASIDE DR.,
NEW PORT RICHEY, FL 34652

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:
LOT 226, GULF HARBORS SEA FOREST, UNIT 3-A, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 24, PAGES 66-67, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
a/k/a 5925 Seaside Dr., New Port Richey, FL 34652

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Kelley Kronenberg, Attorney for Plaintiff, whose address is 10360 West State Road 84, Fort Lauderdale, FL 33324 on or before 02/07/2022, a date which is within thirty (30) days after the first publication of this Notice in Business Observer and file the original with the Clerk of this Court either before service on Plaintiffs

attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2.065.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) or the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this Court this 22 day of December, 2021.

Nikki Alvarez-Sowles, Esq.,
Clerk & Comptroller
As Clerk of the Court
By: J.R. Sorrell
As Deputy Clerk
Dec. 31, 2021; Jan. 7, 2022
21-01974P

FIRST INSERTION

NOTICE OF ACTION FOR PUBLICATION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA.
Case No.:

51-2021CA002533CAAXWS/H RONALD C. VINCENT II, as Successor Trustee of the RONALD VINCENT REVOCABLE LIVING TRUST dated January 11, 2018 Petitioner, vs. ANY AND ALL UNKNOWN PERSONS claiming an interest through or by conveyance, transfer, assignment, succession, or otherwise under ERNEST P. KOCHER and/or

CECIL E. KOCHER, husband and wife, deceased.

TO: ANY AND ALL UNKNOWN PERSONS claiming an interest through or by conveyance, transfer, assignment, succession, or otherwise under ERNEST P. KOCHER and/or CECIL E. KOCHER, husband and wife, deceased.

YOU ARE NOTIFIED that an Action for Declaratory Relief has been filed against you and you are required to serve a copy of your written defenses, if any, on CEDRIC P. HAY, Esq., Plaintiff's attorney, whose address is 12300 U.S. Highway 19, Hudson, Florida 34667, on or before

the 21st day of February, 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.

DATED this 22nd day of December, 2021.

Nikki Alvarez-Sowles, Esq.,
Clerk & Comptroller
Print Name
As Clerk of the Court
By: J.R. Sorrell
As Deputy Clerk
Dec. 31, 2021; Jan. 7, 14, 21, 2022
21-01972P

SUBSEQUENT INSERTIONS

THIRD INSERTION

Notice of Application for Tax Deed 2021XX00092TDAXXX

NOTICE IS HEREBY GIVEN, That DAVID DIBARTOLOMEO, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1707073
Year of Issuance: 06/01/2018
Description of Property:
27-24-16-0130-00A00-0060
SUNSET ESTATES PB 5 PG 165
LOT 6 BLOCK A OR 4844 PG 586
Name(s) in which assessed:
PAUL J SOPRANO JR
All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on January 20, 2022 at 10:00 am.

November 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Dec. 17, 24, 31, 2021; Jan. 7, 2022
21-01886P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000137TDAXXX

NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1707431
Year of Issuance: 06/01/2018
Description of Property:
36-24-16-0060-00000-0660
PARKWOOD ACRES UNIT ONE
UNREC PLAT TRACT 66 DESC AS: COM AT SE COR OF SEC TH N89DEG17' 34"W ALG S LINE OF SEC 200 FT TH N00DEG59' 56"E 1325 FT FOR POB TH N00DEG59' 56"E 100 FT TH N89DEG17' 34"W 175 FT TH S00DEG59' 56"W 100 FT TH S89 DEG17'34"E 175 FT TO POB OR 5675 PG 508 OR 8787 PG 3021 OR 8787 PG 3023

Name(s) in which assessed:
JOHN W HAGERMAN
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on January 20, 2022 at 10:00 am.

November 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Dec. 17, 24, 31, 2021; Jan. 7, 2022
21-01897P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX00106TDAXXX

NOTICE IS HEREBY GIVEN, That JOHN WALLACE KELLEY, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1700430
Year of Issuance: 06/01/2018
Description of Property:
03-24-21-0020-00100-0900
HILLCREST MANOR PB 4 PG 88 NORTH 100 FT OF SOUTH 610 FT EXC RD R/W OR 590 PG 729

Name(s) in which assessed:
ESTATE OF BARNEY SMITH
All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on January 20, 2022 at 10:00 am.

November 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Dec. 17, 24, 31, 2021; Jan. 7, 2022
21-01895P

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION
File No. 51-21-CP-1832-WS
Division J
IN RE: ESTATE OF JOSEPH FRANCIS HAIN
Deceased.

The administration of the estate of Joseph Francis Hain, deceased, whose date of death was August 12, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

Personal Representative:
Mary C. Hain
8736 SE 165th Mulberry Lane, PMB 180
The Villages, Florida 32162
Attorney for
Personal Representative:
David A. Hook, Esq.
Email Address:
courtservice@elderlawcenter.com
Florida Bar No. 0013549
The Hook Law Group, P.A.
4918 Floramar Terrace
New Port Richey, Florida 34652
December 24, 31, 2021 21-01957P

THIRD INSERTION

Notice of Application for Tax Deed 2019XX00033ITDAXXX

NOTICE IS HEREBY GIVEN, That CAZENOVIA CREEK FUNDING I LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1507542
Year of Issuance: 06/01/2016
Description of Property:
34-24-16-0510-00000-1540
GARDEN TERRACE SUB SECTION 3 UNREC PLAT LOT 154 DESC AS COM AT SW COR OF SEC 34 TH ALG SOUTH LINE OF SEC S89DEG 05' 06"E 1171.00 FT TH N00DEG 42' 06"E 892.97 FT FOR POB TH CONT N00DEG 42'06"E 45.00 FT TH S89DEG 05'06"E 136.39 FT TH S00DEG 17'51"W 45.00 FT TH N89DEG 05'06"W 136.71 FT TO POB; WEST 25 FT THEREOF SUBJECT TO RD R/W EASEMENT; EAST 6 FT SUBJECT TO DRAINAGE/UTILITY EASEMENT & LOT 155 DESC AS: COM SW COR SEC TH ALG S LN SEC S89DEG 05'06"E 1171 FT TH N00 DEG 42'06"E 847.97 FT FOR POB TH N00DEG 42'06"E 45 FT TH S89DEG 05'06"E 136.71 FT TH S00DEG 17'51"W 45 FT TH N89 DEG 05'06"W 137.03 FT TO POB WEST 25 FT THEREOF SUBJ TO ESMT FOR PUBLIC RD R/W OR 5918 PG 670 OR 7711 PG 906 OR 5246 PG 1746 OR 7711 PG 908

Name(s) in which assessed:
DON WITHEY
All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on January 20, 2022 at 10:00 am.

November 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Dec. 17, 24, 31, 2021; Jan. 7, 2022
21-01881P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000103TDAXXX

NOTICE IS HEREBY GIVEN, That FIG FL18 LLC FCM AS CUSTODIAN FOR, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1707800
Year of Issuance: 06/01/2018
Description of Property:
09-25-16-0760-00000-1420
PINELAND PARK UNREC PLAT LOT 142 BEING A POR OF TRACT 38 OF PORT RICHEY LAND COMPANY SUB PB 1 PG 61 LOT 142 DESC AS COM AT SE COR OF SAID TR 38 TH S89DEG59'08"W 106.53 FT TH N0DEG21'13"E 331.24 FT FOR POB TH N89DEG51'58"W 75 FT TH N0DG 21'13"E 110 FT TH S89DG51'58"E 75 FT TH S0DEG21'13"W 110 FT TO POB S 25 FT & E 25 FT SUBJ TO ESMT FOR PUBLIC RD R/W & UTILITIES & N 10 FT & W 6 FT THEREOF SUBJ TO ESMT FOR DRAINAGE & UTILITIES OR 7452 PG 1330

Name(s) in which assessed:
JEFFREY G HIGGINS
All of said property being in the County of Pasco, State of Florida
Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at <http://pasco.realtaxdeed.com>, on January 20, 2022 at 10:00 am.

November 30, 2021
Office of Nikki Alvarez-Sowles, Esq.
Pasco County Clerk & Comptroller
By: Denise Belasic
Deputy Clerk
Dec. 17, 24, 31, 2021; Jan. 7, 2022
21-01892P



NEW NEIGHBORS

WE ALL LOVE DOGS, but when there are plans to put a new kennel on the property next to your house...

WOULDN'T YOU WANT TO KNOW?

BE INFORMED

Read public notices to find out what's going on in your community.

FIND PUBLIC NOTICES IN THIS NEWSPAPER OR ONLINE

PUBLIC NOTICE DAY JAN 24 2018

FLORIDA PUBLIC NOTICES
www.floridapublicnotices.com

FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

FloridaPublicNotices.com

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER

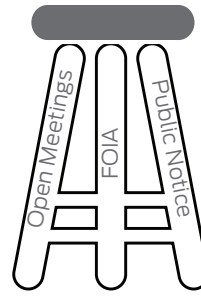
CALL 941-906-9386

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

Business Observer

Why Public Notice Should Remain in Newspapers

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



This is not about “newspapers vs the internet”.

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

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



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

prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:



Accessibility



Independence



Verifiability



Archivability

Publishing notices on the internet is neither cheap nor free



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



Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
- Meeting Minutes or Summaries
- Agency Proposals
- Proposed Budgets and Tax Rates
- Land and Water Use
- Creation of Special Tax Districts
- School District Reports
- Zoning, Annexation and Land Use Changes

Commercial Notices

- Unclaimed Property, Banks or Governments
- Delinquent Tax Lists, Tax Deed Sales
- Government Property Sales
- Permit and License Applications

Court Notices

- Mortgage Foreclosures
- Name Changes
- Probate Rulings
- Divorces and Adoptions
- Orders to Appear in Court

Stay Informed, It’s Your Right to Know.

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

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



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

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

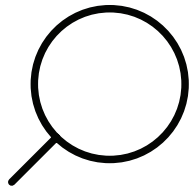


Citizens continue to learn about vital civic matters from newspaper notices.

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

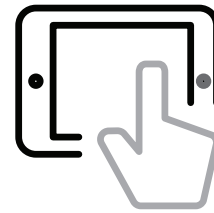
Verifying publication is difficult-to-impossible on the web.

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



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

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



Moreover, the real digital divide for public notice is growing

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

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

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



Types Of Public Notices

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