

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP-000099
Division Probate
IN RE: ESTATE OF
LINDA DIANE MARCHILLO
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 Linda Diane Marchillo, deceased, File Number 2022CP-000099, by the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave., Bartow, Florida 33830; that the decedent's date of death was October 7, 2021; that the total value of the estate is approximately \$15,631.29; that the names and addresses of those to whom it has been assigned by such order are:

Name Address
William Langley
1222 Morgan St.
Santa Rosa, CA 95401

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 this 18th day of February, 2022.

Person Giving Notice:

William Langley
1222 Morgan St.
Santa Rosa, California 95401
Attorney for Person Giving Notice
Mark J. Atwater, Esq.
Florida Bar Number: 1030878
Daniel Medina, B.C.S.
Attorney for William Langley
Florida Bar Number: 0027553
MEDINA LAW GROUP, P.A.
402 S. Kentucky Ave, Suite 660
Lakeland, FL 33801
Telephone: (863) 682-9730
Fax: (863) 616-9754
E-Mail: dan@medinapa.com;
mark@medinapa.com
Secondary E-Mail:
whitney@medinapa.com
February 18, 25, 2022 22-00235K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. 2018CA003553000000
SPECIALIZED LOAN
SERVICING LLC,
Plaintiff, vs.
RONALD FORMAN A/K/A
RON FORMAN, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 08, 2019, and entered in 2018CA003553000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein SPECIALIZED LOAN SERVICING LLC is the Plaintiff and RONALD FORMAN A/K/A RON FORMAN; JANIS FORMAN; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY; and SANDPIPER GOLF & COUNTRY CLUB PROPERTY OWNER'S 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 March 08, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT P-101, OF SANDPIPER GOLF & COUNTRY CLUB PHASE ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 83, PAGE 29-30, PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 6119 SANDPIPER DRIVE, LAKELAND, 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 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 14 day of February, 2022.

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: fmail@raslg.com
By: \S\Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
18-171927 - CaB
February 18, 25, 2022 22-00249K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION
Case #: 2014-CA-002474
DIVISION: II

MTGLQ Investors, L.P.
Plaintiff, vs.-
Hassan Azizbi and Saadia Hamour;
Unknown Spouse of Hassan Azizbi;
Mortgage Electronic Registration
Systems, Inc. as Nominee for
Countrywide Bank, a Division of
Treasury Bank, N.A.; Regions Bank,
Successor By Merger to AmSouth
Bank; Heather Hill Homeowners
Association, Inc.; Green Emerald
Homes, LLC
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2014-CA-002474 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein MTGLQ Investors, L.P., Plaintiff and Hassan Azizbi and Saadia Hamour 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 14, 2022, the following described property as set forth in said Final Judgment, to-wit:

LOT 246, HEATHER HILL,
PHASE TWO, ACCORDING

TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGES 21 AND 22, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

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

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
14-274402 FCO1 FGH
February 18, 25, 2022 22-00255K

FIRST INSERTION

Notice is hereby given that MADLEN KRISTAT, OWNER, desiring to engage in business under the fictitious name of HOTALING & SON TRUCKING located at 4320 LEWELLYN RD, LAKE- LAND, FLORIDA 33810 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.
February 18, 2022 22-00253K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 22-CP-195
IN RE: ESTATE OF
LEO ANDREW RUBERTO,
Deceased.

The administration of the estate of LEO ANDREW RUBERTO, deceased, whose date of death was September 23, 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 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: February 18, 2022.

PATRICIA ANN RUBERTO

Personal Representative
250 Treviso Drive
Poinciana, FL 34759
Robert D. Hines, Esq.
Attorney for Personal Representative
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue,
Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email:
jriviera@hnh-law.com
February 18, 25, 2022 22-00242K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP0003690000XX
IN RE: ESTATE OF
MATTHEW FRANK
STANISZEWSKI, JR.
Deceased.

The administration of the estate of Matthew Frank Staniszewski, Jr., deceased, whose date of death was December 20, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., 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 February 18, 2022.

Personal Representative:

Martin Staniszewski
2238 W. Hazelhurst Drive
Anthem, Arizona 80856
Attorney for Personal Representative:
/s/ Charles S. Sacher
Charles S. Sacher, Attorney
Florida Bar Number: 0961876
SACHER LAW FIRM, P.A.
2655 LeJeune Road,
Suite 815
Coral Gables, FL 33134
Telephone: (305) 448-3900
Fax: (305) 446-9206
E-Mail: css@sachmarlaw.com
Secondary E-Mail:
e-mailservice@sachmarlaw.com
February 18, 25, 2022 22-00234K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
PROBATE FILE NO.
53-2021-CP-004341-0000-XX
IN RE: Estate of
JULIA M. MCMICHAEL,
Deceased.

The administration of the estate of Julia M. McMichael, deceased, whose date of death was September 22, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave, 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 February 18, 2022.

Personal Representative:

JOHN SYNOL
125 Millwood Drive
East Greenville, Pennsylvania 18041
Attorney for Personal Representative:
AMY L. PHILLIPS
Attorney for Petitioner
Florida Bar No. 01682
P.O. Box 4397 |
Winter Haven, FL 33885
(863) 268-8292 |
amy@amyphillipsllc.com
February 18, 25, 2022 22-00243K

FIRST INSERTION

Notice is hereby given that ANTHONY TAYLOR, OWNER, desiring to engage in business under the fictitious name of LIVINGBENEFITSLIFE INSURANCE.CO located at 5 COVENTRY DRIVE, HAINES CITY, FLORIDA 33844 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.
February 18, 2022 22-00245K

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 Darling Grace Boutique located at 5115 N SOCRUM LOOP RD, in the County of Polk, in the City of LAKELAND, Flor-

ida 33809 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at LAKELAND, Florida, this 15th day of February, 2022.

Haley Nunez
February 18, 2022 22-00252K

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
CASE NO.: 2019CA001254000000
WILMINGTON SAVINGS FUND
SOCIETY, FSB, AS TRUSTEE OF
STANWICH MORTGAGE LOAN
TRUST I,
Plaintiff, vs.

GARY E. GILLISPIE A/K/A
GARY GILLISPIE; SARAH A
GILLISPIE; HIGHLAND SQUARE
HOMEOWNERS ASSOCIATION,
INC.; ANY AND ALL UNKNOWN
PARTIES CLAIMING BY,
THROUGH, UNDER AND
AGAINST THE HEREIN NAMED
INDIVIDUAL DEFENDANT(S)
WHO ARE NOT KNOWN TO BE
DEAD OR ALIVE, WHETHER
SAID UNKNOWN PARTIES
MAY CLAIM AN INTEREST AS
SPOUSES, HEIRS, DEVISEES,
GRANTEES, OR OTHER
CLAIMANTS
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on January 24, 2022 in Civil Case No. 2019CA001254000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST I is the Plaintiff, and GARY E. GILLISPIE A/K/A GARY GILLISPIE; SARAH A GILLISPIE; HIGHLAND SQUARE HOMEOWNERS ASSOCIATION, INC.; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST

AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on February 28, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 52, OF HIGHLAND SQUARE PHASE ONE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 120, PAGES 45 AND 46 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 7 day of January, 2022.

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: Digitally signed by Zachary Ullman
Date: 2022-02-07 12:05:16
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepite.com
1113-13832B
February 18, 25, 2022 22-00220K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CIVIL ACTION
Case #: 2018-CA-004935
DIVISION: 4

Deutsche Bank National Trust
Company, as Trustee for BCAPB
Trust LLC 2007-AB1 Mortgage
Pass-Through Certificates, Series
2007-AB1
Plaintiff, vs.-
Lourdes Maria Saenz a/k/a
Lourdes M. Saenz a/k/a Lourdes
Saenz; Lizbeth Adela Mendieta
a/k/a Lizbeth A. Mendieta a/k/a
Lizbeth Mendieta a/k/a Lizbeth
A. Mendieth; CitiBank, National
Association; MidFlorida Credit
Union; Settlers Creek of Central
Florida Homeowners Association,
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 pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2018-CA-004935 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein Deutsche Bank National Trust Company, as Trustee for BCAPB Trust LLC 2007-AB1 Mortgage Pass-Through Cer-

tificates, Series 2007-AB1, Plaintiff and Lourdes Maria Saenz a/k/a Lourdes M. Saenz a/k/a Lourdes Saenz 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 14, 2022, the following described property as set forth in said Final Judgment, to-wit:

LOT 22, SETTLERS CREEK, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 128, PAGES 35-37, INCLUSIVE, 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 NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY ACCOMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEEDING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT THE COURT ADMINISTRATION, (863)-534-4690 WITHIN 2 WORKING DAYS OF YOUR RECEIPT OF THIS NOTICE. IF YOU ARE HEARING OR VOICE IMPAIRED, CALL TDD (863) 534-7777 OR FLORIDA RELAY SERVICE 1-800-955-8770.

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
18-316826 FCO1 WNI
February 18, 25, 2022 22-00241K

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 OAKLAND OUTREACH ROOMING HOUSE : Located at PO Box 703 : Polk County in the City of Haines

City : Florida, 33845-0703 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Haines City Florida, this February day of 15, 2022

ROLLE PRESTON
February 18, 2022 22-00254K

HOW TO
PUBLISH YOUR
LEGAL
NOTICE
IN THE BUSINESS OBSERVER

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

Business
Observer

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.

532021CA002395000000
MIDFIRST BANK
Plaintiff, v.
ANTONIO MENDEZ; NOEMI
MENDEZ A/K/A NOEMI
CLEMENTE; UNKNOWN TENANT
2; UNKNOWN TENANT 1;
ASSOCIATION OF POINCIANA
VILLAGES, INC.; POINCIANA
VILLAGE THREE ASSOCIATION,
INC.
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 14, 2022, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

LOT 1, BLOCK 710, POINCIANA NEIGHBORHOOD 5 NORTH, VILLAGE 3, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 54, PAGES 27 THROUGH 42, IN THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

a/k/a 701 PELICAN CT, POINCIANA, FL 34759-4540
at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on March 14, 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 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 at St. Petersburg, Florida this 11 day of February, 2022.
eXL Legal, PLLC
Designated Email Address:
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
1000007139
February 18, 25, 2022 22-00224K

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 3/7/2022 at 11:15am. Unless stated otherwise the description of the contents are household goods and furnishings. Giovanni Hernandez unit #2282; Selana Harrison unit #705. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
February 18, 25, 2022 22-00236K

FIRST INSERTION

Notice of Self Storage Sale
Please take notice Midgard Self Storage - Mulberry located at 6615 N Church Ave, Mulberry, FL 33860 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 3/9/2022 at 1:00pm. Unless stated otherwise the description of the contents are household goods and furnishings. Victor Ramon Hernandez unit #501; Sonia Maldonado unit #576; Debra Lynn Taylor unit #640; Jose Cruz Salazar unit #844. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
February 18, 25, 2022 22-00237K

FIRST INSERTION

NOTICE OF PUBLIC SALE
The following personal property of Ronald C. McDougal, located at 421 Cobalt Ave Lakeland, Florida 33815 will, on March 8, 2022, at 9:00 a.m., be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109: at Holiday MHP 4141 New Tampa Hwy., Lakeland, Florida 33815.
YEAR/MODEL
1960/VAGA
VIN# GSA1217
Title# 0000470071
Additional personal property unknown
PREPARED BY
MARK C. PAYNE, P.A.
P.O. Box 1061
Tampa, Florida 33601-1061
Telephone: 813-223-6882
February 18, 25, 2022 22-00244K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. **2019CA002344000000**
BANK OF NEW YORK MELLON
TRUST COMPANY, N.A. AS
TRUSTEE FOR MORTGAGE
ASSETS MANAGEMENT SERIES
I TRUST,
Plaintiff, vs.
JEWEL ARMSTRONG, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated December 16, 2019, and entered in 2019CA002344000000 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 JEWEL ARMSTRONG and UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT 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 March 07, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 41, OF PHASE 2, OF GORDON HEIGHTS SUBDIVISION, 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 52, PAGE1.
Property Address: 2893 DUDLEY DR, BARTOW, FL 33830

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 February, 2022.

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: fmail@raslg.com
By: \S\Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
19-274137 - CaB
February 18, 25, 2022 22-00225K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.

2020CA-002915-0000-00
NATIONS LENDING
CORPORATION, AN OHIO
CORPORATION
Plaintiff(s) VS.
KAREN FRANCES BRONSON
A/K/A KAREN F BRONSON, ET AL
Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on NOVEMBER 19, 2021 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

BEGINNING AT THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 29 SOUTH, RANGE 23 EAST, POLK COUNTY, FLORIDA, RUN EAST 238.3 FEET, THENCE NORTH 40 FEET TO THE POINT OF BEGINNING, LESS AND EXCEPT ALL THAT PORTION CONVEYED TO SEBASTIAN FITZGERALD GIBSON BY WARRANTY DEED RECORDED IN THE OFFICIAL RECORDS BOOK 2737, PAGE 338 OF THE PUBLIC RECORDS OF POLK COUNTY,

FLORIDA.

Property address: 2355 3RD ST MULBERRY FL 33860

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 3RD day of MARCH, 2022.

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.

WITNESS my hand and the seal of the Court on this 27th day of January, 2022.

STACY M. BUTTERFIELD, CPA
Clerk of the Circuit Court
Drawer CC-12, P.O. Box 9000
Bartow, Florida 33831-9000
(SEAL) By Carolyn Mack
Deputy Clerk
Polk County Clerk of Courts
Civil Law Department
Drawer CC-12, P.O. Box 9000
Bartow, FL 33831-9000
February 18, 25, 2022 22-00228K

FIRST INSERTION

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

CASE NO.: **53-2017-CA-002793**
THE BANK OF NEW YORK
MELLON FKA THE BANK OF
NEW YORK, AS TRUSTEE FOR
THE CERTIFICATEHOLDERS OF
THE CWABS, INC.,
ASSET-BACKED CERTIFICATES,
SERIES 2007-10,
Plaintiff, vs.
MICHAEL PIOTROWSKI A/K/A
MICHAEL L. PIOTROWSKI, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to an Order Rescheduling Foreclosure Sale dated February 2, 2022, and entered in Case No. 53-2017-CA-002793 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2007-10, is the Plaintiff and FST Holdings 2 LLC, Carlsberg Estates on Lake Suzanne Homeowners Association, Inc., Michael Piotrowski a/k/a Michael L. Piotrowski, Patricia A. Piotrowski a/k/a Patricia Piotrowski, Unknown Party #4 n/k/a Sandra Boterf, Unknown Party #3 n/k/a James Boterf, Unknown Party #1 n/k/a Rosali Valentin, Unknown Party #2 n/k/a Santa E. Toro, 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, Polk County, Flori-

da at 10:00am EST on the March 9, 2022 the following described property as set forth in said Final Judgment of Foreclosure:

LOT 118, CHALET ESTATES ON LAKE SUZANNE, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 112, PAGES 44-46, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
A/K/A 4197 CANNES AVE, LAKE WALES, FL 33859

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 14 day of February, 2022.
ALBERTELLI LAW
P. O. Box 23028
Tampa, FL 33623
Tel: (813) 221-4743
Fax: (813) 221-9171
eService: servealaw@albertellilaw.com
By: /s/ Justin Swosinski
Florida Bar #96533
Justin Swosinski, Esq.
CT -15-183089
February 18, 25, 2022 22-00246K

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CASE NO: **2018-CA-000437**
AVILA DEVELOPERS, LLC, a
Florida limited liability company,
Plaintiff, v.

TTC, INC., a Florida corporation,
CENTRAL FLORIDA
INVESTMENTS, INC., a Florida
corporation, POLK COUNTY
FLORIDA, a political subdivision of
the State of Florida, and others,
Defendants.

TO DEFENDANTS: Charles W. Pokutecki, Gabriel Cicala, Jeffrey P. Crawshaw, Joanne V. Conrad, John C. Babin, Karen Derderian, Kenneth L. Langley, Linda Irene Pickarski, Luella M. Coatta, Maria G. Medina, Marie Ann Cardill, Paul G. Meece, Robert C. Szilagyi, Robert Morton, Robert W. Carlson

YOU ARE NOTIFIED that an action for declaratory relief seeking a judicial declaration, pursuant to Chapter 86, Florida Statutes and Chapter 712, Florida Statutes, has filed against you in Polk County, Florida regarding the property with the following legal description, to-wit:

COMMENCE AT THE NORTH 1/4 CORNER OF SECTION 17, TOWNSHIP 26 SOUTH, RANGE 27 EAST, BEING A 3"x3" CONCRETE MONUMENT PER CERTIFIED CORNER RECORD #78687, POLK COUNTY, FLORIDA, RUN THENCE S00°01'49"W ALONG THE EAST LINE OF THE NORTHWEST 1/4, OF SAID SECTION 17, A DISTANCE OF 954.14 FEET TO A POINT ON THE SOUTHERLY RIGHT-OF-WAY LINE OF ERNIE CALDWELL BOULEVARD, AS RECORDED IN OFFICIAL RE-

CORDS BOOK 7709, PAGE 539, PUBLIC RECORDS OF POLK COUNTY, FLORIDA; THENCE CONTINUE S00°01'49"W ALONG SAID EAST LINE A DISTANCE OF 633.43 FEET; THENCE S89°38'54"W A DISTANCE OF 617.52 FEET FOR A POINT OF BEGINNING; THENCE CONTINUE S89°38'54"W A DISTANCE OF 265.83 FEET; THENCE S00°01'49"W A DISTANCE OF 1,066.41 FEET TO THE SOUTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 17; THENCE S89°43'23"W ALONG SAID SOUTH LINE, A DISTANCE OF 442.04 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 17; THENCE N00°07'18"W ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 17 AND ITS NORTHERLY EXTENSION A DISTANCE OF 1,377.34 FEET TO A POINT ON SAID SOUTHERLY RIGHT-OF-WAY LINE OF ERNIE CALDWELL BOULEVARD; RUN THENCE THE FOLLOWING TWO (2) COURSES ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE: (1) N78°06'01"E A DISTANCE OF 365.42 FEET; (2) N75°36'45"E A DISTANCE OF 142.68 FEET; THENCE S36°37'40"E A DISTANCE OF 137.50 FEET; THENCE S73°25'13"E A DISTANCE OF 120.83 FEET; THENCE S30°31'03"E A DISTANCE OF 128.93 FEET; THENCE S04°12'31"W A DISTANCE

OF 98.24 FEET; THENCE S32°18'43"W A DISTANCE OF 75.82 FEET TO THE POINT OF BEGINNING.

You are required to serve a copy of your written defenses, if any, to it on Sidney L. Vihlen, III, of Vihlen & Associates, P.A., the Plaintiff's attorney, whose address is 1540 International Parkway, Suite 2000, Lake Mary, Florida 32746, and email address is: svihlen@vblaw.com, on or before 3/4/22 and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter, at 255 N. Broadway Avenue, Bartow, Florida 33830, 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.

DATED: 1/26/22
(Seal)
Stacy M. Butterfield, CPA
Clerk of the Court
By: Kaylea Olivier
As Deputy Clerk

Sidney L. Vihlen, III,
Vihlen & Associates, P.A.,
the Plaintiff's attorney,
1540 International Parkway,
Suite 2000,
Lake Mary, Florida 32746,
email address is: svihlen@vblaw.com
February 18, 25, 2022 22-00233K

FIRST INSERTION

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

CASE NO. **2021CA002988000000**
NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY,
Plaintiff, vs.
MILAGROS JATIVA A/K/A
MILAGROS DIAZ JATIVA A/K/A
MILAGROS DIAZ FLORES-JATIVA
A/K/A MILAGROS DIAZ FLORES,
et al.,
Defendant.

To the following Defendant(s): ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST JESUS MANUEL DIAZ A/K/A JESUS DIAZ, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS
ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

THAT PORTION OF TRACT 2 OF THE REPLAT OF BLOCKS 2 TO 6 INCLUSIVE, OF WEST WINTER HAVEN SUBDIVISION, AS SAME APPEARS IN PLAT BOOK 31, PAGE 20, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING WITHIN THE BOUNDARIES OF THE SOUTH 25 FEET OF LOT 43 AND THE NORTH 25 FEET OF LOT 44, BLOCK 2,

WEST WINTER HAVEN, AS RECORDED IN PLAT BOOK 14, PAGE 12, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PARCEL NUMBER: 26-28-30-637000-002310AND THAT PORTION OF TRACT 2 OF THE REPLAT OF BLOCKS 2 TO 6 INCLUSIVE, OF WEST WINTER HAVEN SUBDIVISION, AS SAME APPEARS IN PLAT BOOK 31, PAGE 20, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING WITHIN THE BOUNDARIES OF THE SOUTH 25 FEET OF LOT 44 AND ALL OF LOT 45, BLOCK 2, WEST WINTER HAVEN, AS RECORDED IN PLAT BOOK 14, PAGE 12, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PARCEL NUMBER: 26-28-30-637000-002260AND THE NORTH 15 FEET OF LOT 46, BLOCK 2, OF WEST WINTER HAVEN, AS RECORDED IN PLAT BOOK 14, PAGE 12, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PARCEL NUMBER: 26-28-30-637000-002320AND\N THE EAT 94 FEET OF THE SOUTH 140 FEET OF THE NORTH 1130 FEET OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 28 SOUTH, RANGE 25 EAST, POLK COUNTY, FLORIDA. PARCEL NUMBER: 25-28-25-000000-012040
has been filed against you and you are

required to serve a copy of you written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Sara Collins, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801 on or before March 14, 2022, a date which is within thirty (30) days after the first publication of this Notice in 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 demand 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 this 4th day of Feb., 2022.
Stacy M. Butterfield
Clerk of the Court
(SEAL) By Tamika Joiner
As Deputy Clerk

Submitted by:
MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Email: MRServe@mccalla.com
21-03985FL
February 18, 25, 2022 22-00232K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. **2019CA004678000000**
BANK OF NEW YORK MELLON
TRUST COMPANY, N.A. AS
TRUSTEE FOR MORTGAGE
ASSETS MANAGEMENT SERIES
I TRUST,
Plaintiff, vs.
THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF NOAH L.
RICHARDSON, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 08, 2021, and entered in 2019CA004678000000 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 NOAH L. RICHARDSON, DECEASED; UNKNOWN SPOUSE OF NOAH L. RICHARDSON; UNITED STATES OF AMERICA, ACTING ON BEHALF

OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; ANTHONY WAYNE RICHARDSON; JEFFREY RICHARDSON; JESSICA SALLE; ADAM KEITH RICHARDSON; DEBRA NEWCOMBE; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF WILLIAM LEVON RICHARDSON, DECEASED; VENITA RICHARDSON; JENNIFER RICHARDSON; DAWNA RICHARDSON; STEPHANIE ESCOBAR; EMILY RICHARDSON; WILLIAM RICHARDSON; THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GARY LEE RICHARDSON, DECEASED; and BRITTANY RICHARDSON 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 March 07, 2022, the following described property as set forth in said Final Judgment, to wit:

Property Address: 2903 BALFOUR AVE, LAKE LAND, FL 33803

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 February, 2022.
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: fmail@raslg.com
By: \S\Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
19-358895 - CaB
February 18, 25, 2022 22-00226K

FIRST INSERTION

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

CASE NO.: 2020-CA-002860 PENNYMAC LOAN SERVICES, LLC, Plaintiff, v. TRACY MICHELLE BERRY A/K/A TRACY MURPHY, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF CAROLYN J. GRIMES; et al., Defendants.

NOTICE is hereby given that Stacy M. Butterfield, Clerk of the Circuit Court of Polk County, Florida, will on the 15th day of March, 2022, at 10:00 a.m. EST, via the online auction site at www.polk.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Polk County, Florida, to wit:

Lot 46, Shadow Wood Unit 2, according to the map or plat thereof, as recorded in Plat Book 68, Page(s) 28, of the Public Records of Polk County, Florida. Property Address: 4310 Shadow Wood Trail, Winter Haven, FL 33880

pursuant to the Final Judgment of Foreclosure entered in a case pending in said Court, the style and case number of which is set forth above.

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 the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

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.

SUBMITTED on this 15th day of February, 2022.

TIFFANY & BOSCO, P.A. /s/ Kathryn I. Kasper, Esq. Anthony R. Smith, Esq. FL Bar #157147 Kathryn I. Kasper, Esq. FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: 205-930-5200 Facsimile: 407-712-9201 February 18, 25, 2022 22-00248K

FIRST INSERTION

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

CASE NO. 2020CA-002311-0000-00 THOMAS LAKE HOMEOWNERS ASSOCIATION INC A FLORIDA NOT-FOR-PROFIT CORPORATION, Plaintiff(s) VS. MIGUEL E TORRES-BRUNO, ET AL Defendant(s)

Notice is hereby given that pursuant to a Final Judgment entered on NOVEMBER 16, 2021 in the above-entitled cause in the Circuit Court of Polk County, Florida, STACY M. BUTTERFIELD, CPA, the Clerk of the Circuit Court will sell the property situated in Polk County, Florida, described as:

LOT 107, OF GRANDE RESERVE, ACCORDING TO THE PLAT THEREOF AS RECORDED TN PLAT BOOK 116, PAGES 42 AND 43, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 134 Woodpecker Ct., Davenport, FL 33897

to the highest and best bidder for cash, on-line at 10:00 a.m. (Eastern Time) at www.polk.realforeclose.com, on 2ND day of MARCH, 2022.

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 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.

WITNESS my hand and the seal of the Court on this 26th day of January, 2022.

STACY M. BUTTERFIELD, CPA Clerk of the Circuit Court Drawer CC-12, P.O. Box 9000 Bartow, Florida 33831-9000 (SEAL) By Carolyn Mack Deputy Clerk

Polk County Clerk of Courts Civil Law Department Drawer CC-12, P. O. Box 9000 Bartow, FL 33831-9000 February 18, 25, 2022 22-00227K

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 auction the following vehicles to satisfy lien pursuant to Chapter 713.585 of the Florida Statutes On 03/17/2022 at 10 A.M. *Auction will occur where vehicles are located*

1998 FORD, VIN#1FTZF17W2WNC39910 Amount: \$2780.88 At: 1425 South Combee Rd, Lakeland, FL

Notice to the Owner or Lienor that he has the right to a hearing prior to the

scheduled date of sale by filing with the Clerk of Courts. Owner has the right to recover possession of vehicle by posting bond in accordance with Fla. Statutes Sect. 559.917 Proceeds from the sale of the vehicle after payment lien claimed by lienor will be deposited with the clerk of the court. Any person (s) claiming any interest(s) in the above vehicles contact: RAINBOW TITLE & LIEN, INC. (954-920-6020) ALL AUCTIONS ARE HELD WITH RESERVE..25% Buyers Premium Some vehicles may have been released prior to the sale date. Lic#AB-000125

Interested Parties must call one day prior to sale. No Pictures allowed. February 18, 2022 22-00250K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA.

CASE No. 2019CA-004501-0000-00 REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CEDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LONNIE CRAWFORD PITTMAN AKA LONNIE CRAWFORD PITTMAN, SR., DECEASED, et. al. Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 2019CA-004501-0000-00 of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein, REVERSE MORTGAGE FUNDING LLC, Plaintiff, and, UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CEDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LONNIE CRAWFORD PITTMAN AKA LONNIE CRAWFORD PITTMAN, SR., DECEASED, et. al., are Defendants, Clerk of the Circuit Court, Stacy M. Butterfield, will sell to the highest bidder for cash at, WWW.POLK.REALFORECLOSE.COM, at the hour of 10:00 AM, on the 15th day of March, 2022, the following described property:

LOTS 42 AND 43 OF LAKE WORTH ESTATES, 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 15 PAGE 34.

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 14th day of February, 2022. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1:

Karissa.Chin-Duncan@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: Karissa Chin-Duncan, Esq. Florida Bar No. 98472 58341.0499 / AJBruhn February 18, 25, 2022 22-00247K

FIRST INSERTION

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

CASE NO. 2019CA003362000000 UNITED STATES OF AMERICA ACTING THROUGH THE RURAL HOUSING SERVICE OR SUCCESSOR AGENCY, UNITED STATES DEPARTMENT OF AGRICULTURE Plaintiff, v. CREEKWATER REALTY LLC, AS TRUSTEE OF THE 140 EAGLE POINT BLVD LAND TRUST; THE UNKNOWN BENEFICIARIES OF THE 140 EAGLE POINT BLVD LAND TRUST; KAREN E. BOZEMAN A/K/A KAREN BOZEMAN; UNKNOWN TENANT 1; UNKNOWN TENANT 2; CITY OF AUBURNDALE, FLORIDA, A MUNICIPAL CORPORATION; EAGLE POINT HOMEOWNERS ASSOCIATION, INC.; POLK COUNTY, A POLITICAL SUBDIVISION OF THE STATE OF FLORIDA Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 10, 2021, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as: LOT 21, EAGLE POINT, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 116, PAGE 46, OF

THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. a/k/a 140 EAGLE POINT BLVD, AUBURNDALE, FL 33823-7412 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on March 10, 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 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 at St. Petersburg, Florida this 9th day of February, 2022. eXL Legal, PLLC Designated Email Address: efiling@exlegal.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 1000004390 February 18, 25, 2022 22-00221K

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION Case No. 2018CA005075000000 DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for INDYMAC INDX MORTGAGE LOAN TRUST 2007-AR5, MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-AR5, Plaintiff, vs. Shane Prescott, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2018CA005075000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for INDYMAC INDX MORTGAGE LOAN TRUST 2007-AR5, MORTGAGE PASS-THROUGH CERTIFICATES Series 2007-AR5 is the Plaintiff and Shane Prescott; Joanne Prescott a/k/a Joanne R. Prescott; Sandy Ridge Homeowners Association of Polk County, Inc. 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 10:00 AM on the 8th day of March, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 230, OF SANDY RIDGE

PHASE 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 124, AT PAGE 39 THROUGH 47, INCLUSIVE, 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 10th day of February, 2022. 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. Case No. 2018CA005075000000 File # 18-F02157 February 18, 25, 2022 22-00222K

FIRST INSERTION

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

CASE #: 2020CA-003508-0000-00 FIRST NATIONAL BANK OF AMERICA Plaintiff vs. PATRICIA WHITE A/K/A PATRICIA LEE WHITE; ET. AL.; Defendants,

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated the 31st day of January, 2022 and entered in Case No. 532020CA003508000000, of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, where, FIRST NATIONAL BANK OF AMERICA, is the Plaintiff, and PATRICIA WHITE A/K/A PATRICIA LEE WHITE; TIMOTHY THROCKMORTON, JR., A/K/A TIMOTHY RAY THROCKMORTON, JR.; STACY M. BUTTERFIELD, CLERK OF COURT FOR POLK COUNTY, FLORIDA; STATE FARM MUTUAL AUTOMOBILE INS. CO., are Defendants. STACY M. BUTTERFIELD, as the Clerk of the Circuit Court, shall sell to the highest and best bidder for cash at www.polk.realforeclose.com at 10:00 AM, on the 17th day of March, 2022, the following described property as set forth in said final judgment, to wit:

LOT 119 OF CITRUS HIGHLANDS PHASE IV, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 88, PAGE 45 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. INCLUDING A 1999 MERI MOBILE HOME, ID# FLHMLCY144919494A & FLHMCY144919494B &

TITLE NUMBER 80430901 and 80430829, WHICH IS PERMANENTLY ATTACHED AND AFFIXED TO THE REAL PROPERTY.

PARCEL ID NUMBER: 26-30-06-692942-001190 COMMONLY KNOWN AS: 423 CITRUS HIGHLANDS DR. E, BARTOW, FL 33830

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 10th day of February, 2022.

/s/ Jason M. Tarokh JASON M. TAROKH FLORIDA BAR # 57611 Submitted by: TAROKH LAW, PLLC PO BOX 10827 TAMPA, FL 33679 813-922-5510 E-mail for service: jason@tarokhlaw.com February 18, 25, 2022 22-00223K

FIRST INSERTION

Notice is hereby given that on dates below these vehicles will be sold at public sale on the date listed below at 10AM for monies owed on vehicle repair and storage cost pursuant to Florida Statutes 713.585. Please note, parties claiming interest have right to a hearing prior to the date of sale with the Clerk of Courts as reflected in the notice. The owner has the right to recover possession of the vehicle without judicial proceedings as pur-

suant to Florida Statute 559.917. Any proceeds recovered from the sale of the vehicle over the amount of the lien will be deposited clerk of the court for disposition upon court order. "No Title Guaranteed, A Buyer Fee May Apply" at 10:00 AM 03/21/22 AJAX Auto Place.Com LLC 2528 E Main Street Lakeland, FL 33801 03 CADI 1G6DM57N830123721 \$1,752.87 February 18, 2022 22-00251K

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

Business Observer

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.: 2021CA003349000000
U.S. BANK NATIONAL
ASSOCIATION, AS TRUSTEE FOR
BEAR STEARNS ASSET BACKED
SECURITIES TRUST 2004-AC1,
ASSET-BACKED CERTIFICATES,
SERIES 2004-AC1,
Plaintiff, vs.
LISSETTE VAS FRIAS; et al.,
Defendant(s).

TO: Lisette Vas Frias
Last Known Residence: 1500 Casterton
Circle Davenport FL 33897
TO: Unknown Spouse of Lisette Vas
Frias
Last Known Residence: 1500 Casterton
Circle Davenport FL 33897

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

LOT 75, BLOCK B,
WESTRIDGE PHASE VII,
ACCORDING TO THE PLAT
RECORDED IN PLAT BOOK
111, PAGES 35 AND 36, AS
RECORDED IN THE PUBLIC
RECORDS OF POLK COUNTY,
FLORIDA, SAID LAND SITU-
ATE, LYING AND BEING IN
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 ALDRIDGE |
PITE, LLP, Plaintiff's attorney, at 1615
South Congress Avenue, Suite 200,
Delray Beach, FL 33445, on or before
3/16/2022, and file the original with
the clerk of this court either before
service on Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demanded in the complaint or petition.

If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding, you are
entitled, at no cost to you, to the
provision of certain assistance. Please
contact the 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 on Feb 7, 2022.
Stacy M. Butterfield
As Clerk of the Court
By: /s/ Asuncion Nieves
As Deputy Clerk

ALDRIDGE | PITE, LLP,
Plaintiff's attorney,
1615 South Congress Avenue,
Suite 200,
Delray Beach, FL 33445
1454-624B Ref# 315
February 18, 25, 2022 22-00229K

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.

2018CC-006692-0000-00
DYNASTY BUILDING
SOLUTIONS LLC
Plaintiff, vs.
PATRICIA FORD, AN INDIVIDUAL
Defendant(s)

Notice is hereby given that pursuant
to a Final Judgment entered on
MAY 18, 2021 in the above-entitled
cause in the Circuit Court of Polk
County, Florida, STACY M. BUT-
TERFIELD, CPA, the Clerk of the
Circuit Court will sell the property
situated in Polk County, Florida, de-
scribed as:

8069 Ridgeglen Circle E, Lake-
land, Florida 33809
GLENRIDGE PHASE THREE
PB 98 PG 14 BLK B LOT 105

to the highest and best bidder for cash,
on-line at 10:00 a.m. (Eastern Time) at
www.polk.realforeclose.com, on 11TH
day of MARCH, 2022.

ANY PERSON CLAIMING AN INTER-
EST 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 Admin-
istrator, 255 N. Broadway Avenue,
Bartow, Florida 33830, (863)
534-4686, at least 7 days before your
scheduled court appearance, or im-
mediately upon receiving this notifi-
cation if the time before the sched-
uled appearance is less than 7 days;
if you are hearing or voice impaired,
call 711.

WITNESS my hand and the seal of
the Court on this 16th day of February,
2022.

STACY M. BUTTERFIELD, CPA
Clerk of the Circuit Court
Drawer CC-12, P.O. Box 9000
Bartow, Florida 33831-9000
(SEAL) By Carolyn Mack
Deputy Clerk

Polk County Clerk of Courts
Civil Law Department
Drawer CC-12, P. O. Box 9000
Bartow, FL 33831-9000
February 18, 25, 2022 22-00230K

FIRST INSERTION

NOTICE OF ACTION
IN THE COUNTY COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO.: 2021-CC-004846

FESTIVAL HOMEOWNERS'
ASSOCIATION, INC.,
Plaintiff, vs.
UBALDO ALI COLMENARES
ORTEGA, UNKNOWN PARTIES
IN POSSESSION N/K/A KAREEM
WILLIAMS and UNKNOWN
PARTIES IN POSSESSION #2,
Defendants.

TO: Ubaldo Ali Colmenares Ortega
305 Captiva Drive
Davenport, FL 33 896
Ubaldo Ali Colmenares Ortega
519 E. Vine Street
Kissimmee, FL 34744

YOU ARE NOTIFIED that an ac-
tion to enforce a lien foreclosure on
the following property in Polk County,
Florida:

Lot 113, of FESTIVAL PHASE 1,
according to the Plat thereof, as
recorded in Plat Book 156, page
41, of the Public Records of Polk
County, Florida.

A lawsuit has been filed against you
and you are required to serve a copy
of your written defenses, if any, to it
on JENNIFER L. DAVIS, ESQUIRE,
Plaintiff's Attorney, whose address is
ARIAS BOSINGER, PLLC, 280 W.
CANTON AVENUE, SUITE 330, WIN-
TER PARK, FL 32789, within thirty
(30) days after the first publication of
this notice 3-16-2022 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 Lien Foreclosure
Complaint.

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

DATED on 2/7/2022.
STACY M. BUTTERFIELD, CPA
Clerk of the Circuit and County Court
By: /s/ Asuncion Nieves
As Deputy Clerk

JENNIFER L. DAVIS, ESQUIRE,
Plaintiff's Attorney,
ARIAS BOSINGER, PLLC,
280 W. CANTON AVENUE,
SUITE 330,
WINTER PARK, FL 32789
February 18, 25, 2022 22-00231K

FIRST INSERTION

LEGAL NOTICE TO HEIRS
IN THE COUNTY COURT FOR
POLK COUNTY, FLORIDA
CIVIL DIVISION

Case No. 2021-CP-3946
Texag Investments, LLC.,
Plaintiff, v.
Estate of Charles A. Mossholder,
Sr., and The Heirs of Charles A.
Mossholder Sr.
Defendants.

TO: The unknown heirs of Charles A.
Mossholder, Sr., deceased, the Estate
of Charles A. Mossholder, Sr., Eileen
Rauch (tenant-in-possession), Loretta
Polk (daughter), Laurie Youngblood
(daughter), and any and all tenants-in-
possession of the below described real
property located at 602 NE 5th Ave,
Mulberry, Florida 33860:

YOU ARE HEREBY NOTIFIED that
an action to foreclose on the follow-
ing described property in Polk County,
Florida:

East 37.5 feet of Lot 13, less the
North 10 feet thereof, CAIN
AND FLETCHER'S ADDITION
TO MULBERRY, according to
the plat thereof recorded in Deed
Book 56, Page 1, Public Records of
Polk County, Florida.

has been filed and you are required to
serve a copy of any claim or written
defenses, to Plaintiff's lawyers whose
address is 1402 Third Avenue West,
Bradenton, FL 34205, thirty (30) days
after the first publication date, and file
the original with the Clerk of this Court
either before service on Plaintiff's at-
torney or immediately thereafter; oth-
erwise, a default will be entered against
you for the relief demanded in the com-
plaint.

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.

MACKAY LAW GROUP, P.A.
1402 Third Avenue West
Bradenton, Florida 34205
(941) 746-6225
(941) 748-6584 (FAX)
Attorneys for Texag Investments LLC
February 18, 25, 2022 22-00256K

FIRST INSERTION

Notice is hereby given that JR INVESTMENT LLC, OWNER, desiring to engage in
business under the fictitious name of D M TRANSPORT located at 130 OSPREY
HEIGHTS DR, WINTER HAVEN, FLORIDA 33880 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. February 18, 2022

22-00238K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP0003580000XX
IN RE: ESTATE OF
WILLARD E. BRUMMITT
Deceased.

The administration of the estate of
WILLARD E. BRUMMITT, deceased,
whose date of death was December 9,
2021, is pending in the Circuit Court
Polk County, Florida, Probate Division,
the address of which is P.O. Box 9000,
Draw No. CC-4, Bartow, FL 33831. 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
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 February 11, 2022.

Cheri Heinzlering,
Personal Rep.
/s/ Jeffrey P. Consolo
Jeffrey P. Consolo
Attorney for Personal Rep.
600 Superior Avenue, E., #2100
Cleveland, OH 44114
jconsolo@mcdonaldhopkins.com
Florida Bar No. 0395730
216-348-5400
{10073408;}
February 11, 18, 2022 22-00188K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No.: 2022-CP-000156
Section: 14
IN RE: ESTATE OF
FRANK EUGENE MCCORMICK,
Deceased.

The administration of the estate of
FRANK EUGENE MCCORMICK,
deceased, whose date of death was Oc-
tober 1, 2021, 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, FL
33831. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.

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

All other creditors of the decedent
and other persons having claims or de-
mands against decedent's estate must
file their claims with this court 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 February 11, 2022.

Personal Representative
Lucas Taylor McCormick
106 Grady Polk Road
Winter Haven, FL 33880
Attorney for Personal Representative:
David C. Fall, Esq. (FBN 10105891)
PO Box 7044
Lakeland, FL 33807
Phone: 863-397-6065
Email: DavidCFallLegal@gmail.com
February 11, 18, 2022 22-00190K

FIRST INSERTION

Notice is hereby given that WETHERILL ENTERPRISES LLC, OWNER, desiring
to engage in business under the fictitious name of ULTIMATE STATESIDE AC-
COMMODATION located at 1038 RESERVE PLACE, DAVENPORT, FLORIDA
33896 intends to register the said name in POLK county with the Division of Cor-
porations, Florida Department of State, pursuant to section 865.09 of the Florida
Statutes. February 18, 2022

22-00239K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE TENTH JUDICIAL
CIRCUIT COURT, IN AND FOR
POLK COUNTY,
FLORIDA.
PROBATE DIVISION 14
FILE NO: 53-2022-CP-000328
IN RE THE ESTATE OF:
CYNTHIA ANNE KASEY
(DOD: 09/15/2021),
Deceased.

The administration of the estate of
CYNTHIA ANN KASEY, deceased,
whose date of death was September 15,
2021, is pending in the Circuit Court for
Polk County, Florida, Probate Division,
the address of which is 255 N. Broad-
way Avenue, Bartow, Florida, 33830.
REGINALD KASEY, JR. is the peti-
tioner and his attorney's address is set
forth below.

All creditors of the decedent and
other persons having claims or de-
mands against decedent's estate on
whom a copy of this notice is re-
quired to be served must file their
claims with this court WITHIN 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
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 February 11, 2022.

Attorney for Petitioner
INTEGRITY LAW, P.A.
s/ Troy M. Farquhar
Troy M. Farquhar, Esq.
FBN: 0063269
Aaron J. Irving, Esq.
FBN: 0084288
1934 Retaw Street
Jacksonville, FL 32210
P: 904/224-2100
F: 866/630-6328
leadings@integritylawjax.com
February 11, 18, 2022 22-00193K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2021-CP-3648
Division PROBATE
IN RE: ESTATE OF
EMILIO MARTIN GONZALEZ
Deceased.

The administration of the estate of
Emilio Martin Gonzalez, deceased,
whose date of death was October 13,
2021, is pending in the Circuit Court for
Polk County, Florida, Probate Division,
the address of which is P.O. Box 9000,
Bartow, FL 33831. 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 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
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 February 11, 2022.

Personal Representative:
Nancy Gonzalez
7206 Tierra Woods Drive
Palatka, Florida 32177
Attorney for Personal Representative:
//s Cynthia Grooms-Marvin
Cynthia Grooms-Marvin, Attorney
Florida Bar Number: 0285927
DOUGLAS LAW FIRM
117 N 2nd Street
Palatka, FL 32177
Telephone: (386) 530-2955
Fax: (386) 385-5914
E-Mail: cindy@dhclawyers.com
Secondary E-Mail:
amandah@dhclawyers.com
February 11, 18, 2022 22-00183K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2021-CP-4209
IN RE: ESTATE OF
ELZBIETA MARIE
ZEMANKIEWICZ,
Deceased.

The administration of the es-
tate of ELZBIETA MARIE
ZEMANKIEWICZ, deceased, whose
date of death was April 13, 2021, 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.
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
other 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 February 11, 2022.

Personal Representative:
STAN ZEMANKIEWICZ
1043 Candlewood Drive
Lakeland, Florida 33813
Attorney for Personal Representative:
NORBERTO S. KATZ, ESQUIRE
Florida Bar No.: 399086
425 West Colonial Drive,
Suite 104
Orlando, Florida 32804
Telephone: (407) 849-7072
Fax: (407) 849-7075
E-Mail: velizkatz@velizkatzlaw.com
Secondary: ydiaz@velizkatzlaw.com
February 11, 18, 2022 22-00187K



SAVE TIME

E-mail your Legal Notice
legal@businessobserverfl.com

HOW TO PUBLISH YOUR LEGAL NOTICE
IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County
name from the menu option
OR E-MAIL:
legal@businessobserverfl.com

Business
Observer

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION
Case No. 53-2021-CP-004404-000XX
IN RE: ESTATE OF TERRY FRANK TEAMAN a/k/a TERRY F. TEAMAN a/k/a TERRY TEAMAN, Deceased.

The administration of the Estate of Terry Frank Teaman a/k/a Terry F. Teaman a/k/a Terry Teaman, deceased, whose date of death was November 27, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4/Probate, 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 THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is February 11, 2022.

Personal Representative:
Jason Teaman
 985 Big Oaks Drive
 Oviedo, Florida 32765-6004
 Personal Representative
 Craig S. Pearlman, Esquire
 Florida Bar No. 245501
 Killgore, Pearlman, Semanie, Denius & Squires, P.A.
 Post Office Box 1913
 Orlando, Florida 32802-1913
 Telephone: 407-425-1020
 Email: cpearlman@kpsds.com
 Secondary Email: nkohr@kpsds.com
 Attorney for the Personal Representative
 February 11, 18, 2022 22-00189K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 53-2022-CP-000357-0000-XX
Division: Probate
IN RE: ESTATE OF JERRY JUNIOR LEE Deceased.

The administration of the Estate of Jerry Junior Lee, deceased, whose date of death was August 8, 2021, 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 February 11, 2022.

Personal Representative:
Sarah Strickland
 512 Anderson Road
 Babson Park, Florida 33827
 Attorney for Personal Representative:
 Carol J. Wallace
 Attorney for the Personal Representatives
 Florida Bar No. 71059
 Elder Law Firm of
 Clements & Wallace, P.L.
 310 East Main Street
 Lakeland, Florida 33801
 Telephone: (863) 687-2287
 Fax: (863) 682-7385
 Email: cwallace@mclements.com
 Secondary Email:
 abaustert@mclements.com
 February 11, 18, 2022 22-00201K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION
File No. 53-2021-CP-004380-0000-XX
IN RE: ESTATE OF JESSICA LYNN CUNNINGHAM, Deceased.

The administration of the estate of Jessica Lynn Cunningham, deceased, whose date of death was August 28, 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 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: February 11, 2022.

KIM BALKCOM
Personal Representative
 14101 Rockridge Road
 Lakeland, FL 33809
 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
 February 11, 18, 2022 22-00186K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 532019CA004077000000
NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY;
Plaintiff, vs.
BARBARA J HOSEY A/K/A BARBARA J HUGHES, ET.AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Order on Plaintiff's Emergency to Cancel and Reschedule Foreclosure sale dated December 29th, 2021, and Clerk's Notification of On-line Foreclosure Sale dated December 30th, 2022 in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.realforeclose.com, on March 7th, 2022, the following described property: THE WEST 130 FEET OF SOUTH 1/2 OF NW 1/4 OF THE SE 1/4 OF SECTION 14, TOWNSHIP 27 SOUTH, RANGE 23 EAST, LESS THE SOUTH 20 FEET THEREOF FOR ROAD RIGHT OF WAY, POLK COUNTY FLORIDA. THE SOUTH 15 FEET OF THE WEST 65 FEET RESERVED FOR RIGHT OF WAY. Property Address: 1435 MANN ROAD, LAKELAND, 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 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.

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO. 532021CA001879000000
UNITED STATES OF AMERICA ACTING THROUGH THE RURAL HOUSING SERVICE OR SUCCESSOR AGENCY, UNITED STATES DEPARTMENT OF AGRICULTURE
Plaintiff, v.
THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF CATHERINE MCGILL A/K/A CATHERINE HARVEY, DECEASED; IRMA MCGILL PETERSON A/K/A IRMA PETERSON; LEONARD JAMES MCGILL; UNKNOWN TENANT 1; UNKNOWN TENANT 2;
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 21, 2022, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as:

THE SOUTH 1/2 OF THE NE 1/4 OF LOT 4, BLOCK 3, OF C.L. MITCHELL'S ADDITION TO FORT MEADE, FLORIDA, ACCORDING TO THE PLAT THEREOF, RECORDED IN DEED BOOK F, PAGE 45, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 a/k/a 320 S FRENCH AVE, FORT MEADE, FL 33841-3428
 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on February 25, 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 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 at St. Petersburg, Florida this 9th day of February, 2022.
 eXL Legal, PLLC
 Designated Email Address:
 efling@exlegal.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
 1000006672
 February 11, 18, 2022 22-00217K

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY
 GENERAL JURISDICTION DIVISION
CASE NO. 2021CA002869000000
AMERICAN ADVISORS GROUP, Plaintiff, vs.
VIVIAN T. EHRLITZ, THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LOUIS J. EHRLITZ, DECEASED, AND LOUIS ERIC EHRLITZ, et. al.
Defendant(s),
 TO: VIVIAN T. EHRLITZ, UNKNOWN SPOUSE OF VIVIAN T. EHRLITZ and LOUIS ERIC EHRLITZ, .

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 3/14/22 / (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 3 day of February, 2022.

Stacy M. Butterfield
 CLERK OF THE CIRCUIT COURT (SEAL) BY: Kaylea Olivier
 DEPUTY CLERK
 Robertson, Anschutz, Schneid, Crane & Partners, PLLC
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: flmail@raslg.com
 21-088292
 February 11, 18, 2022 22-00207K

TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS 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.

Andrew Arias
 Bar #89501
 Attorneys for Plaintiff
 Marinosci Law Group, P.C.
 100 West Cypress Creek Road, Suite 1045
 Fort Lauderdale, FL 33309
 Phone: (954) 644-8704
 Fax: (954) 772-9601
 ServiceFL@mlg-defaultlaw.com
 ServiceFL2@mlg-default.com
 MLG No.: 19-08173
 CASE NO.: 532019CA004077000000
 February 11, 18, 2022 22-00204K

COUNTY, FLORIDA.
 a/k/a 320 S FRENCH AVE, FORT MEADE, FL 33841-3428
 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on February 25, 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 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 at St. Petersburg, Florida this 9th day of February, 2022.
 eXL Legal, PLLC
 Designated Email Address:
 efling@exlegal.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
 1000006672
 February 11, 18, 2022 22-00217K

SCRIBED LOT, PIECE OR PARCEL OF LAND, SITUATE, LYING AND BEING IN THE COUNTY OF POLK, STATE OF FLORIDA, TO-WIT: LOT 169, GARDEN GROVE SOUTH ADDITION, ACCORDING TO THE MAP OF PLAT THEREOF, AS RECORDED IN PLAT BOOK 64, PAGE 22, 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 3/14/22 / (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 3 day of February, 2022.

Stacy M. Butterfield
 CLERK OF THE CIRCUIT COURT (SEAL) BY: Kaylea Olivier
 DEPUTY CLERK
 Robertson, Anschutz, Schneid, Crane & Partners, PLLC
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: flmail@raslg.com
 21-088292
 February 11, 18, 2022 22-00207K

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
CASE NO. 2021CA003390000000
REVERSE MORTGAGE FUNDING LLC,
Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPH DAIL, DECEASED, et. al.,
Defendant(s),
 TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPH DAIL, DECEASED

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 15, CREWS LAKE MAN-OR SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 78, PAGE 41, 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 3/14/22 / (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 3 day of February, 2022.

Stacy M. Butterfield
 CLERK OF THE CIRCUIT COURT (SEAL) BY: Kaylea Olivier
 DEPUTY CLERK
 Robertson, Anschutz, Schneid, Crane & Partners, PLLC
 6409 Congress Ave., Suite 100
 Boca Raton, FL 33487
 PRIMARY EMAIL: flmail@raslg.com
 21-095431
 February 11, 18, 2022 22-00208K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
 CIVIL DIVISION
Case No. 2021CA002125000000
Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as trustee for the Verus Securitization Trust 2019-INV3
Plaintiff vs.
MILADY SIMPSON and all unknown parties claiming by, through, under and against the above named Defendant who are unknown to be dead or alive whether said unknown are persons, heirs, devisees, grantees, or other claimants; UNKNOWN SPOUSE OF MILADY SIMPSON; LAKE JULIANA ESTATES HOMEOWNERS ASSOCIATION INC., F/K/A LAKE JULIANA HOMEOWNERS ASSOCIATION INC.; TENANT I/UNKNOWN TENANT; TENANT II/UNKNOWN TENANT; TENANT III/UNKNOWN TENANT and TENANT IV/ UNKNOWN TENANT, in possession of the subject real property,
Defendants

Notice is hereby given pursuant to the final judgment/order entered in the above noted case, that the Clerk of Court of Polk County, Florida will sell the following property situated in Polk County, Florida described as:

LOT 5, LAKE JULIANA ESTATES PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED PLAT BOOK 139, PAGES 49-57 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 LOT 5, LAKE JULIANA ESTATES PHASE ONE, ACCORDING TO THE PLAT THEREOF AS RECORDED PLAT BOOK 139, PAGES 49-57 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 at public sale, to the highest and best bidder for cash, at www.polk.realforeclose.com, at 10:00 a.m. on March 21, 2022. The highest bidder shall immediately post with the Clerk, a deposit equal to five percent (5%) of the final bid. The deposit must be cash or cashier's check payable to the Clerk of the Court. Final payment must be made on or before 12:00 P.M. (Noon) the day following the sale by cash or cashier's check.
 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.
 LAW OFFICE OF GARY GASSEL, P.A.
 2191 Ringling Boulevard
 Sarasota, Florida 34237
 (941) 952-9322
 Attorney for Plaintiff
 By: WILLIAM NUSSBAUM III, ESQUIRE
 Florida Bar No. 66479
 February 11, 18, 2022 22-00203K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
 GENERAL JURISDICTION DIVISION
CASE NO. 2019CA002464000000
BANK OF AMERICA, N.A.;
Plaintiff, vs.
JOHNNIE L. BROKENBURR, JOHNNY L. BROKENBURR, ET.AL;
Defendants

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated February 1st 2022, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.realforeclose.com, on March 8th, 2022, the following described property:
 SOUTH 110.0 FEET OF THE NORTH 220.0 FEET OF THE EAST 105.0 FEET OF THE LOT 12 OF BUCKEYE HEIGHTS, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN IN PLAT BOOK 1, PAGE 70, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
 Property Address: 1604 MEADOW LANE NORTHEAST, WINTER HAVEN, FL 33881-0000
 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN

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 3/14/22 / (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.
 Andrew Arias
 Bar #89501
 Attorneys for Plaintiff
 Marinosci Law Group, P.C.
 100 West Cypress Creek Road, Suite 1045
 Fort Lauderdale, FL 33309
 Phone: (954) 644-8704;
 Fax: (954) 772-9601
 ServiceFL@mlg-defaultlaw.com
 ServiceFL2@mlg-default.com
 MLG No.: 19-01194
 CASE NO.: 2019CA002464000000
 February 11, 18, 2022 22-00205K

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

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY,
FLORIDA
PROBATE DIVISION
File Number: 2022 CP 87
IN RE: THE ESTATE OF
GEORGE LEE LONG
Deceased.

The administration of the estate of
GEORGE LEE LONG, deceased,
whose date of death was November
19, 2021, File Number 2022 CP 87, 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 33830-
9000. The names and addresses of the
personal representative and the per-
sonal representative's attorney are set
forth below.

All creditors of the decedent and
other persons having claims or dem-
ands against decedent's estate, on
whom a copy of this notice is 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 AF-
TER 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 PUBLI-
CATION 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 February 11, 2022.

Personal Representative:

/s/ Christopher Long
Christopher Long

7316 Water Thrush Court

Hanahan, South Carolina, 29410

Attorney for Personal Representative:

/s/ Carol L. Hill

Carol L. Hill, Esquire

Florida Bar No. 52227

chill@carol-hill.com

101 E Wall Street

Frostproof, FL 33843

(863) 635-4400

Fax (863) 978-1761

February 11, 18, 2022

22-00211K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022-CP-000055
Division Probate
IN RE: ESTATE OF
SONIA I ORTIZ-BERRIOS
Deceased.

TO ALL PERSONS HAVING CLAIMS
OR DEMANDS AGAINST THE
ABOVE ESTATE:

You are hereby notified that an Or-
der of Summary Administration has
been entered in the estate of Sonia I
Ortiz-Berrios, deceased, File Number
2022CP-000055, by the Circuit Court
for Polk County, Florida, Probate Divi-
sion, the address of which is P.O. Box
9000, Drawer CC-4, Bartow, FL 33831;
that the decedent's date of death was
September 28, 2021; that the total
value of the estate is approximately
\$11,915.29 and that the names and ad-
resses of those to whom it has been as-
signed by such order are:

Name Address
Aida Luz Rosario Ortiz
406 Taylor Blvd
Winter Haven, FL 33880

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 Adminis-
tration must file their claims with
this court WITHIN THE TIME PE-
RIODS 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 February 11, 2022.

Personal Giving Notice:

Aida Luz Rosario Ortiz

406 Taylor Blvd

Winter Haven, FL 33880

Attorney for Person Giving Notice

Daniel Medina, B.C.S.

Florida Bar Number: 0027553

MEDINA LAW GROUP, P.A.

402 S. Kentucky Ave,

Suite 660

Lakeland, FL 33801

Telephone: (863) 682-9730

Fax: (863) 616-9754

E-Mail: dan@medinapa.com;

mark@medinapa.com

Secondary E-Mail:

whitney@medinapa.com

February 11, 18, 2022

22-00215K

SECOND INSERTION

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

CASE NO. 2020CA000359000000
BANK OF AMERICA, N.A.,
Plaintiff, vs.

GEORGE HITCHCOCK, AS
SUCCESSOR TRUSTEE UNDER
THAT CERTAIN TRUST UNDER
THE DECLARATION OF TRUST
DATED JANUARY 20, 1984
AND THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES, AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF WILLIAM S.
CARSON A/K/A W.S. CARSON,
DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pur-
suant to a Final Judgment of Fore-
closure dated January 03, 2022, and
entered in 2020CA000359000000 of
the Circuit Court of the TENTH Ju-
dicial Circuit in and for Polk County,
Florida, wherein BANK OF AMERI-
CA, N.A. is the Plaintiff and GEORGE
HITCHCOCK, AS SUCCESSOR
TRUSTEE UNDER THAT CERTAIN
TRUST UNDER THE DECLARA-
TION OF TRUST DATED JANUARY

20, 1984; THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS, TRUSTEES,
AND ALL OTHERS WHO MAY CLAIM
AN INTEREST IN THE ESTATE OF
WILLIAM S. CARSON A/K/A W.S.
CARSON, DECEASED; UNITED
STATES OF AMERICA, ACTING
ON BEHALF OF THE SECRE-
TARY OF HOUSING AND URBAN
DEVELOPMENT; JONATHAN C.
CARSON; CHRISTIANNE D. CAR-
SON; and WILLIAM S. CARSON,
JR. 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
March 04, 2022, the following de-
scribed property as set forth in said
Final Judgment, to wit:

LOT 57 IN BLOCK 1 OF COUN-
TRY OAKS ESTATES, UNIT
II, ACCORDING TO PLAT
THEREOF RECORDED IN
PLAT BOOK 67, PAGES 46, 47,
48 AND 49, PUBLIC RECORDS
OF POLK COUNTY, FLORIDA.
Property Address: 3524 TWIST-
ED OAK CT, LAKE WALES, FL
33898

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 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 4 day of February, 2022.

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

19-411264 - CaB

February 11, 18, 2022

22-00191K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE THIRTEENTH
CIRCUIT COURT IN AND FOR
POLK COUNTY,
STATE OF FLORIDA
PROBATE DIVISION
FILE NO: 2021CP0018460000XX
IN RE: ESTATE OF
IRMA COMBEE WALKER,
Deceased.

The administration of the Estate of
IRMA COMBEE WALKER, deceased,
whose date of death was March 2,
2021, File Number 532021CP001846,
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 Per-
sonal Representative's attorney are set
forth below.

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

All other creditors of the IRMA
COMBEE WALKER and other per-
sons having claims or demands against
IRMA COMBEE WALKER's estate
MUST FILE THEIR CLAIMS WITH
THIS COURT WITHIN 3 MONTHS
AFTER THE DATE OF THE FIRST
PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL
BE FOREVER BARRED.

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

The date of first publication of this
notice is the 11th day of February, 2022.

Bobby E. Walker

Personal Representative

Kenneth Hutto, Esq.,

Attorney for Personal Representative

842 S. Missouri Ave.

Lakeland, FL 33815

(863) 662-0934 Telephone

(863) 607-4220 Facsimile

Florida Bar No. 693847

Email: ken@huttoassociates.com

February 11, 18, 2022 22-00184K

SECOND INSERTION

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

CASE NO. 53-2020-CA-000842
WELLS FARGO BANK, N.A.
Plaintiff, v.

RANNIE P MCGILL A/K/A

RANNIE MCGILL; UNKNOWN

TENANT 2; UNKNOWN SPOUSE

OF RANNIE P. MCGILL A/K/A

RANNIE MCGILL; UNKNOWN

TENANT 1; WELLS FARGO BANK,

N.A., SUCCESSOR BY MERGER

TO WACHOVIA MORTGAGE

CORPORATION

Defendants.

Notice is hereby given that, pursuant
to the Final Judgment of Foreclosure
entered on January 18, 2022, in this
cause, in the Circuit Court of Polk
County, Florida, the office of Stacy M.
Butterfield, Clerk of the Circuit Court,
shall sell the property situated in Polk
County, Florida, described as:

LOT 30, BLOCK 3, HIGHLAND
PARK MANOR, ACCORDING
TO THE PLAT THEREOF RE-
CORDED IN PLAT BOOK 56,
PAGE 8, PUBLIC RECORDS
OF POLK COUNTY, FLORIDA,
BEING A PART OF N 1/2 OF
SE 1/4 OF NE 1/4 OF SECTION
18, TOWNSHIP 30 SOUTH,
RANGE 28 EAST.

a/k/a 2255 LYDIA ST, LAKE
WALES, FL 33898-6940
at public sale, to the highest and best
bidder, for cash, online at www.polk.
realforeclose.com, on March 03, 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 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 at St. Petersburg, Florida this
2nd day of February, 2022.

eXL Legal, PLLC

Designated Email Address:

efiling@exlegal.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

1000006126

February 11, 18, 2022

22-00176K

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

CASE NO. 2021CA002988000000
NATIONSTAR MORTGAGE LLC
D/B/A CHAMPION MORTGAGE
COMPANY,

Plaintiff, vs.

MILAGROS JATIVA A/K/A

MILAGROS DIAZ JATIVA A/K/A

MILAGROS DIAZ FLORES-JATIVA

A/K/A MILAGROS DIAZ FLORES,

et al.,

Defendant.

To the following Defendant(s):

ANY AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH, UNDER,
AND AGAINST JESUS MANUEL
DIAZ A/K/A JESUS DIAZ, WHETH-
ER SAID UNKNOWN PARTIES MAY
CLAIM AN INTEREST AS SPOUSES,
HEIRS, DEVISEES, GRANTEEES, OR
OTHER CLAIMANTS
ADDRESS: UNKNOWN

YOU ARE NOTIFIED that an action
for Foreclosure of Mortgage on the fol-
lowing described property:

THAT PORTION OF TRACT 2
OF THE REPLAT OF BLOCKS
2 TO 6 INCLUSIVE, OF WEST
WINTER HAVEN SUBDIVI-
SION, AS SAME APPEARS
IN PLAT BOOK 31, PAGE 20,
PUBLIC RECORDS OF POLK
COUNTY, FLORIDA, LYING
WITHIN THE BOUNDAR-
IES OF THE SOUTH 25 FEET
OF LOT 43 AND THE NORTH
25 FEET OF LOT 44, BLOCK

SECOND INSERTION

NOTICE OF SALE
Affordable Self Storage of Bartow
1515 Centennial Blvd.
Bartow, FL 33830

(863)533-5597

Personal property consisting of sofas,
TV's, clothes, boxes, household goods
and other personal property used in
home, office or garage will be sold or
otherwise disposed of at public sales
on the dates & times indicated below to
satisfy Owners Lien for rent & fees due
in accordance with Florida Statutes:
Self-Storage Act, Sections 83.806 &
83.807. All items or spaces may not be
available for sale. Cash or Credit cards
only for all purchases & tax resale cer-
tificates required, if applicable.

G22 B. Boston
Units will be listed on www.
storageauctions.com Auction ends on
February 28, 2022 @11:00 AM or after
February 11, 18, 2022 22-00219K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No.

53-2022-CP-000140-000-XX

IN RE: ESTATE OF
GERALD LEWIS HALL,

Deceased.

The administration of the estate of
GERALD LEWIS HALL, deceased,
whose date of death was October 13,
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 dem-
ands 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 SECTION
733.702 WILL BE FOREVER
BARRED.

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

The date of first publication of this
notice is: February 11, 2022.

CEDRIC HALL

Personal Representative

1830 Avenue P SW

Winter Haven, FL 33880

Robert D. Hines, Esq.

Attorney for Personal Representative

Florida Bar No. 0413550

Hines Norman Hines, P.L.

1312 W. Fletcher Avenue, Suite B

Tampa, FL 33612

Telephone: 813-265-0100

Email: rhines@hnh-law.com

Secondary Email:

jriviera@hnh-law.com

February 11, 18, 2022

22-00185K

SECOND INSERTION

2, WEST WINTER HAVEN, AS
RECORDED IN PLAT BOOK
14, PAGE 12, PUBLIC RE-
CORDS OF POLK COUNTY,
FLORIDA.PARCEL NUMBER:
26-28-30-637000-002310AN-
DTHAT PORTION OF TRACT 2
OF THE REPLAT OF BLOCKS
2 TO 6 INCLUSIVE, OF WEST
WINTER HAVEN SUBDIVI-
SION, AS SAME APPEARS
IN PLAT BOOK 31, PAGE 20,
PUBLIC RECORDS OF POLK
COUNTY, FLORIDA, LYING
WITHIN THE BOUNDARIES
OF THE SOUTH 25 FEET OF
LOT 44 AND ALL OF LOT 45,
BLOCK 2, WEST WINTER
HAVEN, AS RECORDED IN PLAT
BOOK 14, PAGE 12, PUBLIC
RECORDS OF POLK COUNTY,
FLORIDA.PARCEL NUMBER:
26-28-30-637000-002260AN-
DTH THE NORTH 15 FEET OF
LOT 46, BLOCK 2, OF WEST
WINTER HAVEN, AS RE-
CORDED IN PLAT BOOK 14,
PAGE 12, PUBLIC RECORDS
OF POLK COUNTY, FLORIDA.
PARCEL NUMBER: 26-28-30-
637000-002320ANDNTHE
EAT 94 FEET OF THE SOUTH
140 FEET OF THE NORTH 1130
FEET OF THE SOUTHEAST
1/4 OF THE NORTHEAST 1/4
OF SECTION 25, TOWNSHIP
28 SOUTH, RANGE 25 EAST,
POLK COUNTY, FLORIDA.
PARCEL NUMBER: 25-28-25-
000000-012040

has been filed against you and you
are required to serve a copy of your
written defenses, if any, to it, on Mc-

Calla Raymer Leibert Pierce, LLC,
Sara Collins, Attorney for Plaintiff,
whose address is 225 East Robinson
Street, Suite 155, Orlando, FL 32801
on or before March 14, 2022, a date
which is within thirty (30) days after
the first publication of this notice in
and file the original with the Clerk
of this Court

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA. CIVIL DIVISION CASE NO. 532019CA003853000000 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. BEREDNA SANTANA; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LAKE SMART ESTATES COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s). / NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated January 25, 2022, and entered in Case No. 532019CA003853000000 of the Circuit Court in and for Polk County, Florida, wherein FREEDOM MORTGAGE CORPORATION is Plaintiff and BEREDNA SANTANA; UNITED STATES OF AMERICA, ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LAKE SMART ESTATES COMMUNITY ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash

online at www.polk.realforeclose.com, 10:00 a.m., on March 25, 2022, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 84, LAKE SMART ESTATES, ACCORDING TO THE PLAT AS RECORDED IN PLAT BOOK 147, PAGES 28 THROUGH 30, 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. 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 2/7/22. By: s/Jeffrey M. Seiden, Esq. Jeffrey M. Seiden Florida Bar No.: 57189 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com 6734-174190 / VMR February 11, 18, 2022 22-00197K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO. 532021CA001751000000 MIDFIRST BANK Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF MARY ROSE R. MEUNIER-SAMPONG A/K/A MARY ROSE RHODA MEUNIER-SAMPONG A/K/A MARY ROSE MEUNIER-SAMPONG, DECEASED; MICHELENA A. BARBOUR; NANETTE ANN MEUNIER-WILLEY; UNKNOWN TENANT 1; UNKNOWN TENANT 2; BRIDGEWATER MASTER ASSOCIATION, INC.; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC. Defendants. Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on January 24, 2022, in this cause, in the Circuit Court of Polk County, Florida, the office of Stacy M. Butterfield, Clerk of the Circuit Court, shall sell the property situated in Polk County, Florida, described as: LOT 8, BLOCK C, VILLAGES AT BRIDGEWATER VILLAGE 4, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 159, PAGE(S) 33 THROUGH 35, INCLUSIVE, OF THE PUBLIC RECORDS

OF POLK COUNTY, FLORIDA. a/k/a 6278 MANITOBA DR, LAKELAND, FL 33805-2745 at public sale, to the highest and best bidder, for cash, online at www.polk.realforeclose.com, on February 28, 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 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 at St. Petersburg, Florida this 7 day of February, 2022. eXL Legal, PLLC Designated Email Address: efling@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 1000007004 February 11, 18, 2022 22-00198K

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 CASE NO. 2021CA003443000000 PRIMELENDING, A PLAINSCAPITAL COMPANY, Plaintiff, vs. CYNTHIA DIAZ PABON, et al. Defendant(s). TO: CYNTHIA DIAZ PABON, UNKNOWN SPOUSE OF CYNTHIA DIAZ PABON, 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 186, RIDGE AT MEADOWS, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 164, PAGE(S) 43 THROUGH 48, 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 3/14/22 /

(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 3 day of February, 2022. Stacy M. Butterfield CLERK OF THE CIRCUIT COURT (SEAL) BY: Kaylea Olivier DEPUTY CLERK Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-054622 February 11, 18, 2022 22-00206K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR POLK COUNTY, CIVIL DIVISION CASE NO.: 2019-CA-004799 FREEDOM MORTGAGE CORPORATION, Plaintiff, vs. CHRISTIAN GARCIA, et al., Defendants. NOTICE OF SALE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure entered on January 21, 2022, in Case No. 2019-CA-004799 of the Circuit Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein Freedom Mortgage Corporation is Plaintiff, and Christian Garcia, Unknown Spouse Of Christian Garcia, Unknown Tenant #1, Unknown Tenant #2, Castle Credit Co Holdings, LLC and Poinciana Village Eight Association, Inc., are Defendants, the Office of Stacy M. Butterfield, CPA, Polk County Clerk of the Court, will sell to the highest and best bidder for cash wherein bidding begins at 10:00 a.m. Eastern Time on www.polk.realforeclose.com, on the 25th day of February, 2022, in accordance with Section 45.031(10), Florida Statutes, and pursuant to Administrative Order No 3-15.16, the following described property as set forth in said Final Judgment, to wit: LOT 15, BLOCK 818, POINCIANA NEIGHBORHOOD 2, VILLAGE 8, ACCORDING TO THE MAP OR PLAT

THEREOF, AS RECORDED IN PLAT BOOK 53, PAGES 29 THROUGH 43, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 277 Elm Court, Poinciana, FL 34759. together with all existing or subsequently erected or affixed buildings, improvements and fixtures. 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 within sixty (60) days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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 3rd day of February, 2022. Sokolof Remtulla, PLLC By: /s/ Shafin Remtulla, Esq. Shafin A. Remtulla, Esq, Bar No: 64055 SOKOLOF REMTULLA, PLLC 224 Datura Street, Suite 515 West Palm Beach, Florida 33401 Telephone: 561-507-5252 Facsimile: 561-342-4842 E-mail: pleadings@floridalitlaw.com Counsel for Plaintiff February 11, 18, 2022 22-00179K

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO. 2018CA002402000000 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR6, Plaintiff, vs. ELIZABETH SONE A/K/A ANA ELIZABETH SONE, et al. Defendants NOTICE IS HEREBY GIVEN that pursuant to an Order Rescheduling Foreclosure Sale entered January 20, 2022 in Case No. 2018CA002402000000 in the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida. U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR GREENPOINT MORTGAGE FUNDING TRUST MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-AR6 ("Plaintiff") and ELIZABETH SONE A/K/A ANA ELIZABETH SONE; WIDES A. MARTE A/K/A WIDES MARTE, AS AN ACCOMMODATION PARTY; ASSOCIATION OF POINCIANA VILLAGES, INC.; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR GREENPOINT MORTGAGE FUNDING, INC.; REAL TIME RESOLUTIONS, INC.; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE CIRCUIT COURT, POLK COUNTY, FLORIDA ("Defendants"). Stacy M. Butterfield, Clerk of Circuit Court for POLK, Coun-

ty Florida will sell to the highest and best bidder for cash via the Internet at www.polk.realforeclose.com, at 10:00 a.m., on the 24TH day of FEBRUARY 2022, the following described property as set forth in said Final Judgment, to wit: LOT 7, BLOCK 1002, POINCIANA, NEIGHBORHOOD 4, VILLAGE 7, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGES 4 THROUGH 18, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. 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 1st day of February 2022. VAN NESS LAW FIRM, PLC 1239 E. Newport Center Drive, Suite 110 Deerfield Beach, Florida 33442 Ph: (954) 571-2031 PRIMARY EMAIL: Pleadings@vanlawfl.com /s/ Ian D. Jagendorf Ian Jagendorf, Esq. Florida Bar #: 033487 PHH11417-18/tro February 11, 18, 2022 22-00178K

SECOND INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION CASE NO. 2018CA003041000000 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs. ANTRELL L. CLAYTON; UNKNOWN SPOUSE OF ANTRELL L. CLAYTON; HUNTER'S CROSSING HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; FOUNDATION FINANCE COMPANY LLC.; FIRST INVESTORS FINANCIAL SERVICES, INC., BY AND THROUGH ITS SERVICING AGENT, FIRST INVESTORS SERVICING CORPORATION; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s) NOTICE IS HEREBY GIVEN pursuant to an Order Rescheduling Foreclosure Sale filed February 13, 2019 and entered in Case No. 2018CA003041000000, of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION is Plaintiff and ANTRELL L. CLAYTON; UNKNOWN SPOUSE OF ANTRELL L. CLAYTON; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; HUNTER'S CROSSING HOMEOWNERS' ASSOCIATION OF POLK COUNTY, INC.; FOUNDATION FINANCE COMPANY LLC.; FIRST INVESTORS FINANCIAL SERVICES, INC., BY AND THROUGH ITS SERVICING AGENT, FIRST INVESTORS SERVICING CORPORATION; 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 February 28, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 18, HUNTERS CROSSING PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 146, PAGE(S) 43 AND 44, 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 8TH day of FEBRUARY, 2022. 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 File No.: 18-01101 CMS V6.20190626 February 11, 18, 2022 22-00199K

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA Case Number: 53-2021CC-001863 FOXWOOD LAKE ESTATES PROPERTY OWNERS' ASSOCIATION, INC., a Florida not for profit corporation, Plaintiff, vs. RICHARD J. CASEY, SHERRY Y. CASEY, CITY OF LAKELAND, a municipal corporation of the State of Florida, Defendants. Notice is hereby given that pursuant to the final judgment dated January 24, 2022 in case number 2021CC-001863-0000-00 in the County Court of the Tenth Judicial Circuit, in and for Polk County, Florida, wherein FOXWOOD LAKE ESTATES PROPERTY OWNERS' ASSOCIATION, INC., a Florida not for profit corporation, is Plaintiff, and RICHARD J. CASEY, SHERRY Y. CASEY, and CITY OF LAKELAND, a municipal corporation of the State of Florida, are Defendants, I will sell to the highest and best bidder for cash online at www.polk.realforeclose.com at 10:00 a.m. on the 28th day of February, 2022, the following described real and personal property as set forth in said final judgment, to wit: Lot 434, FOXWOOD LAKE ESTATES PHASE ONE, according to the plat thereof, as recorded in Plat Book 72, Pages 23 to 27, of the Public Records of Polk County, Florida TOGETHER with 1986 Victoria Mobile Home Identification No. FL100564A and FL100564B Property Address: 1692 Foxway Drive, Lakeland, Florida 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 within sixty (60) days after the sale. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the 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. Submitted by: Krista Mahalak, Esquire Peterson & Myers, P.A. Post Office Drawer 7608 Winter Haven, Florida 33883-7608 Attorney for Plaintiff February 11, 18, 2022 22-00180K

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 2019CA002542000000 PENNYMAC LOAN SERVICES, LLC; Plaintiff, vs. ANGEL OMAR SOTO GONZALEZ, ANGEL OMAR SOTO GONZALEZ, ET AL.; Defendants NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated January 18, 2022 in the above-styled cause, I will sell to the highest and best bidder for cash on March 3, 2022 at 10:00 AM via http://www.polk.realforeclose.com the below described property: LOT 6, BLOCK 3068, POINCIANA NEIGHBORHOOD 6, VILLAGE 7, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 61, PAGES 29 THROUGH 52, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1051 JAMES DR, POINCIANA, FL 34759 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. Andrew Arias, Esq. FBN: 89501 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com MLG No.: 19-04004 / CASE NO.: 2019CA002542000000 February 11, 18, 2022 22-00181K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY CIVIL DIVISION Case No. 2021CA002506 MEB LOAN TRUST IV, U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE Plaintiff, vs. UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED, VERONICA GOODWIN, A KNOWN HEIR OF MARY STREETER, BRENDA BARTON, A KNOWN HEIR OF MARY STREETER, DERICK FAGINS, A KNOWN HEIR OF MARY STREETER, WENDELL FAGINS, A KNOWN HEIR OF MARY STREETER, ARIEL FAGINS, A KNOWN HEIR OF MARY STREETER, ALLYSON BOATMAN, A KNOWN HEIR OF MARY STREETER, UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF KEITH FAGINS, DECEASED, et al. Defendants. TO: BRENDA BARTON, A KNOWN HEIR OF MARY STREETER LAST KNOWN ADDRESS 1421 4TH ST WINTER HAVEN, FL 33881 2442 UNKNOWN SPOUSE OF BRENDA BARTON LAST KNOWN ADDRESS 1421 4TH ST WINTER HAVEN, FL 33881 2442 UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF MARY STREETER A/K/A MARY L. STREETER A/K/A MARY LOU STREETER, DECEASED ADDRESS UNKNOWN UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS AND TRUSTEES OF KEITH FAGINS, DECEASED

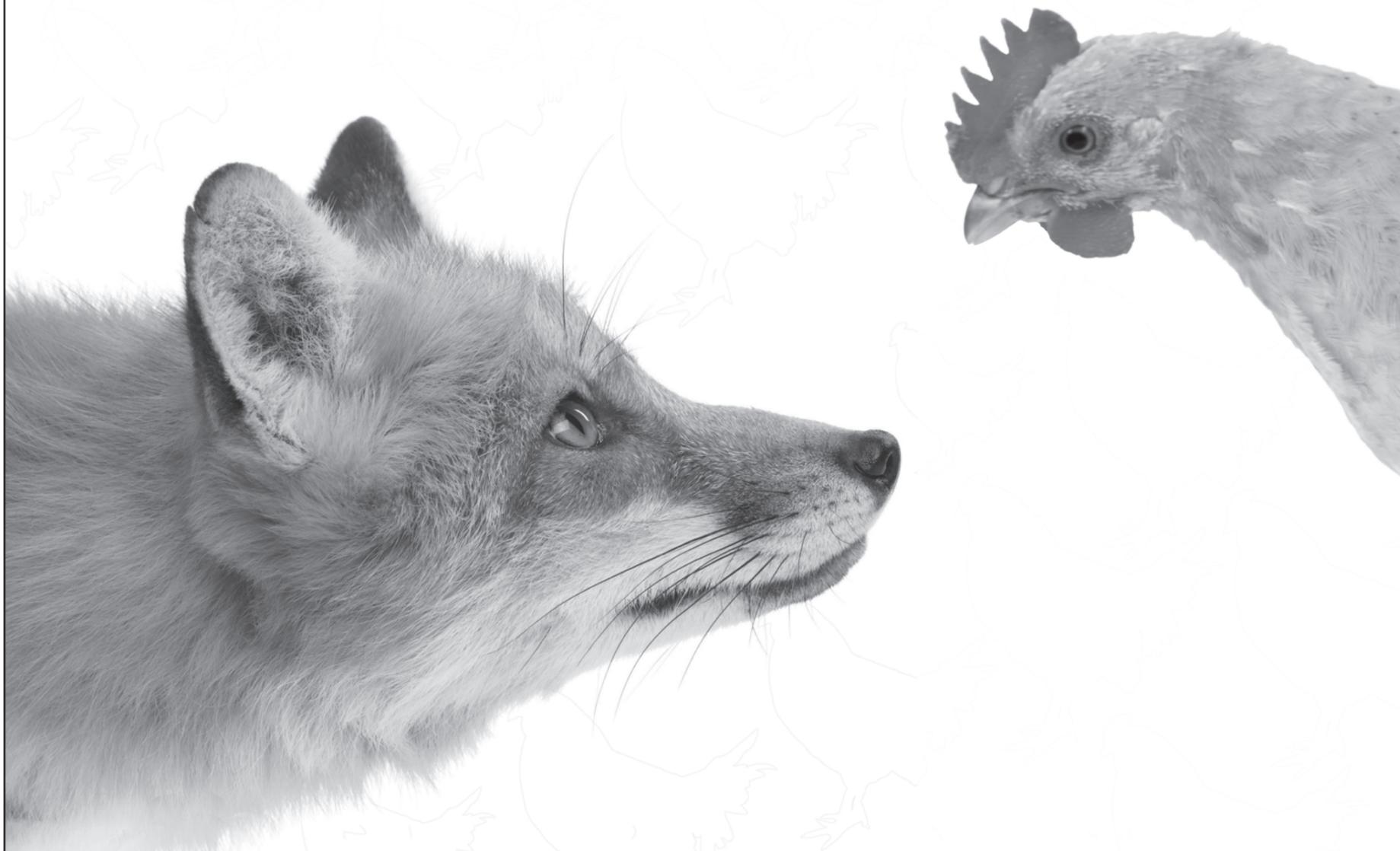
ADDRESS UNKNOWN You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT(S) 13, BLOCK 13 OF SILVERCREST ADDITION, UNIT 2 AS RECORDED IN PLAT BOOK 22, PAGE 18, ES SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA commonly known as 1421 4TH ST NE, WINTER HAVEN, FL 33881 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Laura E. Noyes of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before March 7 2022, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. 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: 1-28-2022. CLERK OF THE COURT Honorable Stacy M. Butterfield 255 North Broadway Bartow, Florida 33830-9000 (COURT SEAL) By: /s/ Asuncion Nieves Deputy Clerk Laura E. Noyes Kass Shuler, P.A., plaintiff's attorney, P.O. Box 800, Tampa, Florida 33601, (813) 229-0900 298100/2015238/and February 11, 18, 2022 22-00218K

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