FIRST INSERTION

NOTICE IS HEREBY GIVEN that the

undersigned intends to sell the person-

al property described below to enforce

a lien imposed on said property under The Florida Self Storage Facility Act

The undersigned will sell at public

sale by competitive bidding on the 12th

at 09:00 AM, on the premises where

said property has been stored and

Statutes (Section 83.801-83.809)

day of March 2022,

which is located at :

5425 Mile Stretch Dr.

Holiday FL. 34690

party.

Mile Stretch Self Storage

Household Goods

Feb. 25; Mar. 4, 2022

County of Pasco , State of Florida THE FOLLOWING:

Derek Higgins Unit 004

Purchases must be paid for at the time

of purchase in CASH ONLY. All pur-

chased items sold as is where is and must be removed at the time of sale.

Sale object to cancellation in the event

of settlement owner and obligated

FIRST INSERTION

Notice is hereby given that SUNTINO LEE MOSNY, OWNER, desiring to

engage in business under the fictitious

name of FLORIDA FAMILY FLIP-

PING located at 6828 GULL LN.,

HUDSON, FLORIDA 34667 intends to

register the said name in PASCO county

with the Division of Corporations, Flor-

ida Department of State, pursuant to

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that MICHAEL G. BUTASH, P.A., OWNER, desiring to

engage in business under the fictitious

name of GRANITE TITLE, LLC, locat-

ed at 23554 STATE ROAD 54, LUTZ,

FLORIDA 33544 intends to register

the said name in PASCO county with

the Division of Corporations, Florida

Department of State, pursuant to sec-

tion 865.09 of the Florida Statutes.

February 25, 2022

section 865.09 of the Florida Statutes.

February 25, 2022

22-00322P

22-00324P

22-00332P

PASCO COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809)

The undersigned will sell at public sale by competitive bidding on the 12th day of March 2022, at 09:00 AM, on the premises where said property has been stored and

which is located at : Mile Stretch Self Storage

5425 Mile Stretch Dr. Holiday FL. 34690

County of Pasco , State of Florida THE FOLLOWING:

Unit 004 Derek Higgins

Household Goods

Purchases must be paid for at the time of purchase in CASH ONLY. All purchased items sold as is where is and must be removed at the time of sale. Sale object to cancellation in the event of settlement owner and obligated party.

Feb. 25; Mar. 4, 2022 22-00321P

FIRST INSERTION

Notice is hereby given that JENNIFER SUE SHEAR, OWNER, desiring to engage in business under the fictitious name of SHEAR'S CLEANING SER-VICE located at 11031 PINTO DRIVE, HUDSON, FLORIDA 34669 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. February 25, 2022 22-00323P

FIRST INSERTION

Notice is hereby given that KENNETH ALLAN SHELTON, OWNER, desiring to engage in business under the fictitious name of RTE 52 DRIVE-THRU MARKET located at 12020 HICKS ROAD, HUDSON, FLORIDA 34669 intends to register the said name in PASCO county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. 22-00325P

February 25, 2022

FIRST INSERTION

NOTICE OF RULE DEVELOPMENT BY LONG LAKE RANCH COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, Florida Statutes, the Long Lake Ranch Community Development District ("District") hereby gives notice of its intent to develop amended and restated Recreational Facilities and Parking Rules & Regulations, including rates and fees and amenity facility rules ("Amended Amenity Rules")

The proposed Amended Amenity Rules and Rates will address, among other things: (1) the requirements for the use of the amenity facility; and (2) the establishment of fees for the use of such facilities including but not limited to the annual user fee and rental fees. The purpose and effect of these rules are to provide for efficient and effective operations of the District by setting policies, rates, and fees as provided by Section 190.035, Florida Statutes. Specific legal authority for the rules includes Sections 190.011, 190.012(3), 190.035(2), 190.011(5), 120.54, 120.69, and 120.81, Florida Statutes.

A public hearing and Board meeting will be conducted by the District on April 7, 2022, at 6:00 p.m. at the Long Lake Ranch Amenity Center, 19037 Long Lake Ranch Blvd., Lutz, Florida 33558. A copy of the proposed Amended Amenity Rules and additional information on the public hearing may be obtained by contacting the District Manager c/o DPFG, 250 International Parkway, Suite 208, Lake Mary, Florida 32746, (321) 263-0132.

Howard McGaffney, District Manager Long Lake Ranch Community Development District

22-00330P February 25, 2022

FIRST INSERTION

NOTICE OF RECEIPT OF AN APPLICATION THE SOUTHWEST FLORIDA WATER MANAGEMENT DISTRICT

Notice is hereby given that the Southwest Florida Water Management District has received Environmental Resource permit application number 842522 from EPG TWO RIVERS I, LLC, 111 S. Armenia Ave, Suite 201, Tampa, FL 33609. Application received: 2/18/2022. Proposed activity: Minor System. Project name: Two Rivers Parcels D1, D2 & D8. Project size: 212.30 acres Location: Section(s) 31, 32 Township 26 South, Range 21 East, in Pasco County. Outstanding Florida Water: No. Aquatic

FIRST INSERTION NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, STATE OF FLORIDA

FAMILY LAW DIVISION Case No: 21-DR-001754-DRAXES In re: the Marriage of: BLERIM LJENA. Petitioner/ Husband, and LOURDE LJENA. Respondent/Wife.

To: Lourde Ljena 7108 Princeton Place Tampa, Florida 33619 YOU ARE NOTIFIED that an ac-

tion for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to Blerim Ljena, whose address is c/o Angela Leiner, Esq., Mockler Leiner Law, P.A., 600 N. Willow Ave., Suite 101, Tampa, Florida 33606, and file the original with the clerk of this Court at Pasco County Courthouse, 7530 Little Road, New Port Richey, Florida 34654, before service on Petitioner or immediately thereafter. Response due on or before 3/28/22. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents, upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-mail Address, Florida Supreme Court Approved Family Law Form 12,915.) Future papers in this lawsuit will be served at the address on record at the clerk's office. WARNING: Rule 12.285, Florida

Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. THE STATE OF FLORIDA

DATED: 2/17/22

Nikki Alvarez-Sowles, Esq. CLERK OF THE CIRCUIT COURT By: Kelly Jeanne Symons Deputy Clerk Feb. 25; Mar. 4, 11, 18, 2022

22-00303P

FIRST INSERTION

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of After Hours Notary located at 28343 Openfield Loop in the County of Pasco, in the City of Wesley Chapel, Florida 33543 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Wesley Chapel, Florida, this 18th day of February, 2022. Molly Margaret Brown

February 25, 2022 22-00326P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000148TDAXXX NOTICE IS HEREBY GIVEN, That ELEVENTH TALENT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1702271 Year of Issuance: 06/01/2018 Description of Property: 15-26-21-0110-00000-0100 LANE PARK ESTATES 1ST ADDN PB 10 PG 137 LOT 10 OR

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000162TDAXXX NOTICE IS HEREBY GIVEN, That FCAP AS CUSTODIAN FOR FTCFIMT LLC, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1707266 Year of Issuance: 06/01/2018 Description of Property: 33-24-16-0230-00G00-0270

VISTA DEL MAR UNIT 2 PB 6 PG 144 LOT 27 BLOCK G OR 5704 PG 1478

Name(s) in which assessed: ESTATE OF WILLIAM J AT-TRIDGE

All of said property being in the County of Pasco, State of Florida

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

February 18, 2022 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk February 25, 2022 22-00297P

FIRST INSERTION

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

PROBATE DIVISION FILE NO.: 2021-CP-002097CPAXES

IN RE: FRANK R. KUHN Deceased.

The administration of the estate of frank r. Kuhn, deceased, whose date of death was October 4, 2020 is pending in the Circuit Court Pasco County, Florida, Probate Division; File No. 2021-CP-002097 CPAXES; the address of which is 38053 Live Oak Avenue, Dade City, FL 33523.

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

All creditors of the decedent and other persons having claims or demands against decedent's estate, including unmatured, contingent or liquidated claims, and who have been served a copy of this notice, must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE 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 the decedent's estate. including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE 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 PUBLICA-

TION OF THIS NOTICE IS FEBRU-ARY 25, 2022. Petitioner

CHERELL KUHN

FIRST INSERTION NOTICE TO CREDITORS

RE: MALCOM DOYLE OTT II, Deceased TO: ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST

THE ABOVE NAMED DECEDENT The above-named Decedent, established a Living Trust, entitled MAL-COM DOYLE OTT II LIVING TRUST-

Dated March 29,2019. The name(s) and address(es) of the Trustee(s) is/are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or de-mands against decedent's Trust (and/ or estate) must file their claims with the Trustee listed below WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS AND DEMANDS

NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice is February 25, 2022. Petitioner

RHONDA K. WASHINGTON, Trustee

1602 N., Lake Ave., Avon Park, FL 33825

Feb. 25; Mar. 4, 2022 22-00314P

FIRST INSERTION

Notice of Application for Tax Deed 2021XX000172TDAXXX NOTICE IS HEREBY GIVEN,

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

Certificate #: 1700743 Year of Issuance: 06/01/2018 Description of Property:

26-24-21-0050-00600-0145 BRNET PL MB 2 PG 3 E 1/2 OF

LOTS 14, 15, 16 BLK 6 Name(s) in which assessed:

FRANK MURPHY

KERI MILLER All of said property being in the County

of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on March 10, 2022 at 10:00 am. February 18, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk February 25, 2022 22-00298P

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2022-CP-000292-WS

In Re The Estate Of: CARMEN LERO,

Deceased The administration of the estate of CARMEN LERO, deceased, whose date of death was September 5, 2021, is pending in the Circuit Court for PASCOCounty, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below. All creditors of the decedent and oth-

er persons having claims or demands against decedent's estate. on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SEC-TION 733.702 WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED. The date of first publication of this notice is: February 25, 2022.

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2019CP1495WS IN RE: ESTATE OF CLOYS K. BRANAN, JR./ aka CLOYS KINNON BRANAN, JR.,

Deceased.

The administration of the estate of CLOYS K. BRANAN, JR., also known as CLOYS KINNON BRANAN, JR., deceased, whose date of death was December 12, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

Signed on this 27th day of January,

MELINDA BRANAN

Personal Representative 16433 Ashington Lane

Spring Hill, FL 34610

Attorney for Personal Representative

Delzer, Coulter & Bell, P.A. 7920 U.S.

Email: rebecca@delzercoulter.com

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

Case Number:

512022CP000094CPAXES

IN RE: ESTATE OF

Steven Rohz Franklin

Deceased.

The administration of the estate of

Steven Rohz Franklin, deceased, Case

Number 512022CP000094CPAXES is

pending in the Circuit Court for Pasco

County, Florida, Probate Division,

the address of which is Nikki Alvarez-

Sowles, Clerk of Court, P.O. Box 338, New Port Richey, FL 34656-0338. 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 oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice has been served must

22-00308P

Florida Bar No. 0223440

Port Richey, FL 34668

Feb. 25; Mar. 4, 2022

Telephone: (727) 848-3404

notice is: February 25, 2022.

2022.

Rebecca C. Bell

Highway 19

preserve: No

The application is a minor modification of ERP Permit Application No. 834936.

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

8873 PG 2948 Name(s) in which assessed:

DENNIS HAGELIN All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com, on March 10, 2022 at 10:00 am. February 18, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk February 25, 2022 22-00296P

4348 Fayete Dr. Lutz, FL 33559 Attorneys for Petitioner D. Michael Lins, Esquire Florida Bar No. 435899 J. Michael Lins, Esquire Florida Bar No.: 1011033 LINS LAW GROUP, P.A. 14497 N. Dale Mabry Hwy., Suite 160-N Tampa, FL 33618 Ph. (813) 386-5768 Primary E-mail: mike@linslawgroup.com Secondary E-Mail: kris@linslawgroup.com Feb. 25; Mar. 4, 2022 22-00313P

LEANN M. RODRIGUEZ - PR LAW OFFICES OF STEVEN K.

JONAS, P.A.

Attorney for Personal Representative 4914 State Road 54 New Port Richey, Florida 34652 (727) 846-6945; Fax (727) 846-6953

email: sjonas@gulfcoastlegalcenters.com jnew@gulfcoastlegalcenters.com STEVEN K. JONAS, Esq. FBN: 0342180

Feb. 25; Mar. 4, 2022 22-00333P file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE TIME OF SER-VICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

The date of first publication of this notice is February 25, 2022.

Pauli Anne Franklin Personal Representative Address: 8621 Heather Dr., Zephyrhills, FL 33540

Attorney for Personal Representative: Michael H. Willison, P.A. Michael H. Willison, Esquire 114 S. Lake Avenue Lakeland, Florida 33801 (863) 687-0567 Florida Bar No. 382787 mwillison@mwillison.com Attorney for Personal Representative Feb. 25; Mar. 4, 2022 22-00320P

February 25, 2022

22-00331P

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

Check out your notices on: www.floridapublicnotices.com

PASCO COUNTY: pasco.realforeclose.com | PINELLAS COUNTY: pinellasclerk.org

POLK COUNTY: polkcountyclerk.com | ORANGE COUNTY: myorangeclerk.com



PASCO COUNTY



FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. IN RE: ESTATE OF ANGELICA M. MOORHOUS AKA ANGELICA MARIE MOORHOUS

Deceased.

The administration of the estate of Angelica M. Moorhous aka Angelica Marie Moorhous deceased, whose date of death was January 8, 2022, and whose Social Security Number is N/A pending in the Circuit Court of Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, FL 34654. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SER-VICE 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 WITH-IN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

THE DATE OF FIRST PUBLICA-TION OF THIS NOTICE IS FEBRU-ARY 25, 2022.

Personal Representative: Sandra L. Falzano 2882 Suncoast Blend Dr. Odessa, FL 33556 Attorney for Personal Representative: David C. Gilmore, Esq. 11169 Trinity Blvd. Trinity, FL 34655 dcg@davidgilmorelaw.com karen@davidgilmorelaw.com (727) 849-2296 FBN 323111

Feb. 25; Mar. 4, 2022 22-00309P

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP002102CPAXES Division 05 IN RE: ESTATE OF MATTHEW JEROME SCOTT II, Deceased.

The administration of the estate of MATTHEW JEROME SCOTT II, deceased, whose date of death was August 31, 2019, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, Florida 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512022CP000192CPAXWS **Division West** IN RE: ESTATE OF DOROTHY E. BURKHARDT

Deceased. The administration of the estate of Dorothy E. Burkhardt, deceased, whose date of death was December 23, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Robert D. Sumner Judicial Center, 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 25, 2022.

Personal Representative: Natalie Schiavone 172 Oechsle Road Woodstown, New Jersey 08908

Attorney for Personal Representative: Linda D. Hartley, Esq. Attorney Florida Bar Number: 0951950 Hill Ward Henderson 101 E. Kennedy Boulevard, Suite 3700 Tampa, FL 33602 Telephone: (813) 222-3124 Fax: (813) 221-2900 E-Mail: linda.hartley@hwhlaw.com

Secondary E-Mail: probate.efile@hwhlaw.com 22-00311P Feb. 25; Mar. 4, 2022

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA PROBATE DIVISION

File No. 51-2022-CP-0219-WS

Division I IN RE: ESTATE OF

GERALD C. TRAVER

Deceased.

The administration of the estate of

GERALD C. TRAVER, deceased, whose

date of death was August 26, 2021, is pending in the Circuit Court for PASCO

County, Florida, Probate Division, the

address of which is 7530 Little Rd., New

Port Richey, FL 34654. The names and

addresses of the personal representative

and the personal representative's attor-

All creditors of the decedent and

against decedent's estate on

other persons having claims or de-

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

ney are set forth below.

mands

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512022CP000144 CPAXES Division

FIRST INSERTION

IN RE: ESTATE OF **GWENDOLINE D. LONG** Deceased.

The administration of the estate of GWENDOLINE D. LONG, deceased, whose date of death was July 26, 2020, is pending in the Circuit Court for PASCO County, Florida, Probate. Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All 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 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 25, 2022. Personal Representative: STEPHEN R. WILLIAMS

10820 State Road 54, Suite 202 Trinity, FL 34655 Attorney for Personal Representative:

STEPHEN R. WILLIAMS Attorney Florida Bar Number: 748188 WILLIAMS & ACKLEY PLC 10820 State Road 54, Suite 202 TRINITY, FL 34655 Telephone: (727) 842-9758 Fax: (727) 848-2494 E-Mail: cyndi@wrplawyers.com Secondary E-Mail: srw@wrplawyers.com Feb. 25; Mar. 4, 2022 22-00319P

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR

PASCO COUNTY, FLORIDA

PROBATE DIVISION

File No. 512022CP000098CPAXES

Division X IN RE: ESTATE OF

PATRICIA A. BRIGGS

Deceased.

The administration of the estate of PA-

TRICIA A. BRIGGS, deceased, whose

date of death was November 16, 2021, is

pending in the Circuit Court for PASCO

County, Florida, Probate Division, the

address of which is 38053 Live Oak

Ave., Dade City, FL 33523. The names

and addresses of the personal represen-

tative and the personal representative's

All creditors of the decedent and oth-

er persons having claims or demands

against decedent's estate on whom a

copy of this notice is required to be

served must file their claims with this

court ON OR BEFORE THE LATER

OF 3 MONTHS AFTER THE TIME

attorney are set forth below.

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA

PROBATE DIVISION File No. 51-2021-CP-1704-WS **Division I**

IN RE: KIM LOUISE PERKINS JERNIGAN a/k/a KIM LOUISE PERKINS a/k/a KIM JERNIGAN Deceased.

The administration of the estate of KIM LOUISE PERKINS JERNIGAN a/k/a KIM LOUISE PERKINS a/k/a KIM JERNIGAN, deceased, whose date of death was August 22, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is 7530 Little Rd., New Port Richey, FL 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

AH 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 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 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 25, 2022. **Personal Representative:** DIANA M. KREIDLER 1110 McLean St.

Dunedin, Florida 34698 Attorney for Personal Representative: DONALD R. PEYTON Attorney Florida Bar Number: 516619;

SPN #63606 73 I 7 Little Road New Port Richey, FL 34654 Telephone: (727) 848-5997 Fax: (727) 848-4072 E-Mail: pcytonlaw@yahoo.com Secondary E-Mail: peytonlaw2@gmail.com Feb. 25; Mar. 4, 2022 22-00315P

FIRST INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 512021CP001733CPAXWS IN RE: ESTATE OF

CARLOS RIOS

Deceased. The administration of the Estate of CARLOS RIOS, deceased, File Number 512021CP001733CPAXWS is pending in the Circuit Court for Pasco County. Florida, Probate Division, the address of which is 38053 Live Oak Avenue. Dade City, FL 33523. The name 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, including unmatured, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE

6TH JUDICIAL CIRCUIT

IN AND FOR PASCO COUNTY,

FLORIDA

CASE NO.: 2019CA004134CAAXES

CARRINGTON MORTGAGE

EDWARD E. STORER II, AS

POTENTIAL HEIR OF MARY

Defendants. NOTICE IS HEREBY GIVEN pursu-

ant to a Final Judgment dated Janu-

ary 20, 2022 entered in Civil Case No.

2019CA004134CAAXES in the Circuit

Court of the 6th Judicial Circuit in and

for Pasco County, Florida, wherein CAR-RINGTON MORTGAGE SERVICES,

LLC, Plaintiff and JAMES COLE, AS

POTENTIAL HEIR OF MARY SHA-

BOO: EDWARD DEAN COLE. AS PO-

TENTIAL HEIR OF MARY SHABOO;

THE UNKNOWN HEIRS, DEVISEES,

GRANTEES, ASSIGNEES, CREDI-

TORS, LIENORS AND TRUSTEES OF

MARY SHABOO, DECEASED; SHADY

OAKS OWNERS ASSOCIATION, INC., are defendants, Nikki Alvarez-

Sowles, Esq., Clerk of Court, will sell the

property at public sale at www.pasco. realforeclose.com beginning at 11:00

AM on March 21, 2022 the following de-

scribed property as set forth in said Final

THAT PORTION OF THE NORTH ½ OF SECTION 23,

TOWNSHIP 26 SOUTH, RANGE

21 EAST, PASCO COUNTY, FLORIDA, BEING FURTHER

COMMENCING AT THE CEN-

TER OF SECTION 23, TOWN-

SHIP 26 SOUTH BANGE 21

EAST, PASCO COUNTY, FLOR-

IDA, RUN EAST 1364.90 FEET

ALONG THE SOUTH LINE

OF THE NORTH ½ OF SAID

SECTION 23 TO THE WEST-

ERLY RIGHT-OF-WAY LINE

OF STATE ROAD 39; THENCE

NORTH 26°33'30" WEST, 1314.61

FEET ALONG THE SAID WEST-

ERLY RIGHT-OF-WAY LINE

OF STATE ROAD 39; THENCE

SOUTH 63°26'30" WEST, 245.0 FEET; THENCE SOUTH

26°33'30" EAST, 889.12 FEET;

THENCE SOUTH 17°00'00" WEST, 140.25 FEET; THENCE

SOUTH 43°30'00" WEST, 106.06

FEET: THENCE WEST 320.0

FEET FOR A POINT OF BEGIN-

NING; THENCE CONTINUE

WEST 56.0 FEET; THENCE NORTH 95.0 FEET; THENCE

SOUTH 95.0 FEET TO THE

POINT OF BEGINNING. SUB-

JECT TO AN EASEMENT OVER

THENCE

EAST 56.0 FEET;

DESCRIBED AS FOLLOWS:

Judgment, to-wit:.

LOT 23, BLOCK "A"

SERVICES, LLC,

SHABOO, ET AL.,

Plaintiff,

AND ACROSS THE SOUTH 10 FEET THEREOF FOR UTILI-TIES.

TO BE KNOWN AS LOT 23, BLOCK "A". SHADY OAKS MO-BILE MODULAR ESTATES, 1ST ADDITION.

TOGETHER WITH THAT CER-TAIN 1981 MANUFACTURED HOME, I.D. NO(S). FLFL2A/ BA28322490; R.P. DECAL NO(S). R0122585 AND R0122584; TI-TLE NO(S). 0019656295 AND 0019656294.

Property Address: 38602 Monet Drive, Zephyrhills, FL 33540

ANY PERSON CLAIMING AN IN-TEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUB-LISHED AS PROVIDED HEREIN

IF YOU ARE A PERSON WITH A DISABILITY WHO NEEDS ANY AC-COMMODATION IN ORDER TO PARTICIPATE IN THIS PROCEED-ING, YOU ARE ENTITLED, AT NO COST TO YOU, TO THE PROVISION OF CERTAIN ASSISTANCE. PLEASE CONTACT EITHER THE PASCO COUNTY CUSTOMER SERVICE CENTER, 8731 CITIZENS DRIVE, NEW PORT RICHEY, FL 34654, (727) 847-2411 (V) OR THE PASCO COUN-TY RISK MANAGEMENT OFFICE. 7536 STATE STREET, NEW PORT RICHEY, FL 34654, (727) 847-8028 (V) AT LEAST 7 DAYS BEFORE YOUR SCHEDULED COURT APPEAR-ANCE, OR IMMEDIATELY UPON RECEIVING THIS NOTIFICATION IF THE TIME BEFORE THE SCHED-ULED APPEARANCE IS LESS THAN 7 DAYS: IF YOU ARE HEARING OR VOICE IMPAIRED, CALL 711.

THE COURT DOES NOT PROVIDE TRANSPORTATION AND CANNOT ACCOMMODATE SUCH REQUESTS. PERSONS WITH DISABILITIES NEEDING TRANSPORTATION TO COURT SHOULD CONTACT THEIR LOCAL PUBLIC TRANSPORTATION PROVIDERS FOR INFORMATION REGARDING TRANSPORTATION SERVICES. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: ftlrealprop@kelleykronenberg.com By: Jason M. Vanslette, Esq. FBN: 92121 File No.: CMF1910-JMV

Feb. 25; Mar. 4, 2022 22-00302P

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2018CA002449 MTGLQ INVESTORS, L.P.

Plaintiff, vs. KIMBERLY PEAL; A/K/A KIMBERLY M. PEAL; et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 6, 2019 entered in Civil Case No. 2018CA002449 of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein MTGLQ INVESTORS, L.P., is Plaintiff and KIMBERLY PEAL; A/K/A KIMBERLY M. PEAL; et al., are defendant(s).

The Clerk, NIKKI ALVAREZ-SOWLES will sell to the highest bidder for cash, www.pasco.realforeclose.com at 11:00 o'clock a.m. on March 22, 2022

IN PLAT BOOK 19, PAGES 26 AND 27 OF THE PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA. Property address: 12536 Shadow Ridge Blvd, Hudson, Florida 34669

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

2022.

MANGANELLI & LEIDER, P.A. Attorneys for Plaintiff 1900 NW Corporate Blvd., Suite 305W Boca Raton, Florida 33431

DATED this 21st day of February, LAW OFFICES OF MANDEL

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE

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

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

The date of first publication of this notice is: February 25, 2022.

Personal Representative: JASON SCOTT

3660 Scorpio Drive Sacramento, California 95827 Attorney for Personal Representative: /s/ Denise Jomarron Denise Jomarron, Esq. Florida Bar Number: 69845 Attorney for Petitioner Denise Jomarron Legal Group 4300 Biscayne Blvd., Suite 305 Miami, FL 33137 Telephone: (305) 402-4494 E-Mail: denise@djlegalgroup.com Secondary E-Mail: karina@djlegalgroup.com Feb. 25; Mar. 4, 2022 22-00329P

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 WITH-IN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH 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 25, 2022. Personal Representative: Deborah L. Traver 12212 Albany Ave. Hudson, Florida 34667 Attorney for Personal Representative: DONALD R. PEYTON Attorney Florida Bar Number: 516619: SPN #63606 7317 Little Road New Port Richey, FL 34654 Telephone: (727) 848-5997 Fax: (727) 848-4072 E-Mail: pcytonlaw@yahoo.com Secondary E-Mail: peytonlaw2@gmail.com 22-00316P Feb. 25; Mar. 4, 2022

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 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 25, 2022.

Personal Representative: DENNIS BRIGGS

24835 Black Creek Court Land O Lakes, Florida 34639 Attorney for Personal Representative: Denise A. Welter, Esquire Attorney for Personal Representative Florida Bar Number: 585769 Denise A. Welter, P.A. 2521 Windguard Circle, Suite 101 Wesley Chapel, FL 33544 Telephone: (813) 929-7300 E-Mail: daw@jowanna.com Secondary E-Mail: service@jowanna.com 22-00318P Feb. 25; Mar. 4, 2022

this court WITHIN THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

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

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

Date of First Publication: February 25, 2022.

Personal Representative: Irmarie Rios

909 Norwood Street, Melrose Park, Illinois 60160 Attorney for Personal Representative: Jeffrey C. Weinstein, Esq. FL Bar No. 184063 Mittenthal Weinstein LLP 3100 S. Federal Hwy, Suite B Delray Beach, FL 33483 Tel: 561-862-0955 weinstein@mw-attorneys.com 22-00317P Feb. 25; Mar. 4, 2022

on the following described property as set forth in said Final Judgment, to wit: LOT 42, SHADOW LAKES, ACCORDING TO THE PLAT THEREOF, AS RECORDED

Telephone: (561) 826-1740 Email: servicesmandel@gmail.com BY:/ s/ Matthew B. Leider MATTHEW B. LEIDER, ESQ. FLORIDA BAR NO. 84424 Feb. 25; Mar. 4, 2022 22-00327P



PASCO COUNTY

NOTICE OF ACTION -CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION CASE NO. 51-2021-CA-002900WS NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. THE UNKNOWN HEIRS. BENEFICIARIES, DEVISEES, GRANTEES, ASSÍGNEES, LIENORS CREDITORS TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FLORA COSTELLO, DECEASED, et. al..

Defendant(s), TO:MARY ANN MCKAY. whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein. TO: THE UNKNOWN HEIRS, BEN-EFICIARIES, DEVISEES, GRANT-EES, ASSINGEES, LEINORS, ASSINGEES, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN IN-TEREST IN THE ESTATE OF FLORA COSTELLO, DECEASED, whose residence is unknown if he/she/ they be living; and if he/she/they be dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the De-

FIRST INSERTION

CONDOMINIUM fendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

SITUATE IN THE COUNTY STRICTIONS OF RECORD. has been filed against you and you are FLORIDA: UNIT 4, WEDGE-WOOD VILLAGE, PHASE 1, A required to serve a copy of your written defenses, if any, to it on counsel for CONDOMINIUM, AS PER PLAT Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, THEREOF RECORDED IN PLAT BOOK 22, PAGE 21 TOGETHER Florida 33487 on or before 3-28-2022 (30 days from Date of First Publica-WITH AN UNDIVIDED PER-CENTAGE OF INTEREST OR tion of this Notice) and file the original SHARE IN THE COMMON with the clerk of this court either before ELEMENTS APPURTENANT THERETO, IN ACCORDANCE service on Plaintiffs attorney or imme diately thereafter; otherwise a default TO THE DECLARATION OF will be entered against you for the relief

AS RE-CORDED IN OFFICIAL RE-CORDS BOOK 1289, PAGE 143 THROUGH 222, AND AMEND-MENTS THERETO OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. SUBJECT TO ALL EASEMENTS AND RE-

WITH AN EASEMENT FOR

INGRESS AND EGRESS IN COMMON WITH OTHERS

COMMENCING AT THE NORTHWEST CORNER OF

SAID SECTION 27; RUN

SOUTH 89 DEGREES 48 MIN-

UTES 12 SECONDS EAST,

ALONG THE NORTH BOUND-

ARY OF SAID SECTION 27, 1262.18 FEET: THENCE

SOUTH 00 DEGREES 10 MIN-

UTES 16 SECONDS WEST.

25.00 FEET TO THE SOUTH

RIGHT-OF-WAY LINE OF BAILEY HILL ROAD FOR A

POINT OF BEGINNING OF

EASEMENT: THENCE CON-

TINUE SOUTH OO DEGREES

10 MINUTES 16 SECONDS

WEST, 906.22 FEET; THENCE

NORTH 89 DEGREES 48 MIN-

UTES 12 SECONDS WEST,

60.00 FEET; THENCE NORTH

00 DEGREES 10 MINUTES 16

SECONDS EAST, 906.22 FEET

DESCRIBED AS FOLLOWS:

demanded in the complaint or petition filed herein.

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

contact their local public transportation providers for information regarding transportation services.

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THIS NOTICE SHALL BE PUB-LISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

WITNESS my hand and the seal of this Court at Pasco County, Florida, this day of FEB 19 2022. Nikki Alvarez-Sowles, Esq. Clerk & Comptroller

CLERK OF THE CIRCUIT COURT BY: Jennifer R. Sorrell DEPUTY CLERK Robertson, Anschutz, Schneid, Crane &

Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 21-012079

Feb. 25: Mar. 4, 2022 22-00304P

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2017CA002776CAAXES HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc.,

Asset-Backed Certificates, Series 2007-3. Plaintiff, vs.

John Rello a/k/a John J. Rello, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2017CA002776CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein HSBC Bank USA, N.A., as Trustee for the registered holders of Nomura Home Equity Loan, Inc., Asset-Backed Certificates, Series

2007-3 is the Plaintiff and John Rello a/k/a John J. Rello; Alisa Rello a/k/a Alisa A. Rello; Law Offices of Gerald R. Della Torre are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco. realforeclose.com, beginning at 11:00 AM on the 5th day of April, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 5, A PORTION OF TRACTS 6 AND 7 AND THAT PORTION OF THE VACATED RIGHT-OF-WAY LYING BETWEEN TRACTS 6 AND 7, OF ZEPH-YRHILLS COLONY COM-PANY LANDS, IN SECTION 27, TOWNSHIP 25 SOUTH, RANGE 21 EAST, AS RECORD-ED IN PLAT BOOK 1, PAGE 55, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA, BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF

SECTION 27, TOWNSHIP 25

FIRST INSERTION SOUTH, RANGE 21 EAST, IN PASCO COUNTY. FLORIDA, RUN SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 1262.18 FEET ALONG THE NORTH BOUNDARY OF SAID SECTION 27; THENCE SOUTH 00 DEGREES 10 MIN-UTES 16 SECONDS WEST, 15.00 FEET TO A POINT OF THE NORTH LINE OF TRACT 7 FOR A POINT OF BEGINNING: THENCE SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 150.00 FEET ALONG THE NORTH LINE OF TRACTS 6 AND 7; THENCE SOUTH 00 DEGREES 10 MINUTES 16 SECONDS WEST, 290.40 FEET; THENCENORTH 89 DEGREES 48 MINUTES 12 SECONDS WEST, 150.00 FEET: THENCE NORTH 00 DEGREES 10 MIN-UTES 16 SECONDS EAST, 290.40 FEET TO THE POINT OF BEGINNING. TOGETHER AND BEING

being foreclosed herein

PASCO,

STATE

following property:

FIRST INSERTION

NOTICE OF PUBLIC SALE OF MINERAL RIGHTS IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION Case No.: 2019CA002333CAAXES WILDCAT GROVES, INC. a Florida

corporation, Plaintiff,

BERNIE MCKENDREE; MAMIE MCKENDREE; O.L. RAY; LYNN BAYNON McDOWELL; GENEVIEVE E. CROOKS; MAUREEN CURRAN BELL, MAUREEN CURRAN BELL, PATRICK WILLIAM BELL, JR., COURY JAMAIL BELL AND JOSEPH COURY LAWRENCE AND ANY OTHER GRANDCHILDREN HEREAFTER BORN TO OR ADOPTED BY MARY ANN BELL AND PATRICIA LAWRENCE BELL (CHILDREN OF GEORGE COURY AND AMELIA COURY); COURY HOLDINGS, LLC, A FLORIDA LIMITED LIABILITY COMPANY, FORMERLY KNOWN AS SHENANDOAH HOLDINGS, LLC, SUCCESSOR BY MERGER MINERAL RIGHTS, LLC; REUBEN BROOKS; JOHN K. KEYES; DR. A.H. McCOY; EMMETTE F. GATHRIGHT; HAYWOOD HANNA, JR.; JULIA B. HANNA; HARRY C. TEAGUE and NELL R. TEAGUE, husband and wife; PLAZA PARK, INC., an involuntarily dissolved Florida corporation; H.C. TEAGUE, as the last known President and Director of PLAZA PARK, INC., an involuntarily dissolved Florida corporation; LISA SUZANNE TEAGUE; KATRINA ANN TEAGUE; J. COLLINS WOHNER; PAT R. JEFFREYS; **ROBERT S. DIX; MELBA R. DIX;** HAROLD M. WARD, AS TRUSTEE FOR ELAINE C. WARD, HAROLD C. WARD AND THOMAS G. WARD; ELAINE C. WARD; HAROLD WARD; DAN MCKENZIE; J. BRADLEY JEFFREYS; WALLACE CHRISTENSEN; JAMES LILLY, TRUSTEE; BEN E. SUTTON and ELIZABETH T. SUTTON, husband and wife; MOODY H. DAVIS and PATRICIA H. DAVIS, husband and wife; ROY T. ANDERSON, or his successors. TRUSTEE OF THE ROY T. ANDERSON TRUST DATED DECEMBER 5, 1989; ROBERT A. HERSCHBACH; GLENN H. BRACKEN; JEFF M. BRACKEN; SAM T. BRACKEN; ADDIE BRACKEN PRICE; ADDIE BRACKEN PRICE TRUSTEE FOR JOHN PAUL PRICE TRUST

NO. 4; ADDIE BRACKEN PRICE TRUSTEE FOR SALLY SUE PRICE TRUST NO. 4; VIRGINIA ANN LAWRENCE; LAWRENCE CONSOLIDATED ENTERPRISES, LTD., a Texas limited partnership; MARY JON BRYAN; MARTHA KATHRYN LEWIS MARSHALL; PLCO&GPROPERTIES, L.P., a Texas limited partnership; MAURINE GENECOV MUNTZ; THE SATER FAMILY PARTNERSHIP, L.P., a Missouri limited partnership; THE UNKNOWN TRUSTEE OF THE MR TRUST; THE UNKNOWN TRUSTEE OF THE RUDMAN FAMILY TRUST; JOHN ELLIOTT ALLDAY, TRUSTEE OF THE JOHN K. KEYES FAMILY TRUST; THE RUDMAN PARTNERSHIP, a Texas partnership; ALVRONE SATER; E.C. WARD and H.C. WARD, INDIVIDUALLY AND AS TRUSTEE, if alive, and if dead, their respective unknown spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees or other persons claiming by, through, under or against the above Defendants, Defendants.

NOTICE IS HEREBY GIVEN that the Summary Final pursuant to Judgment of Partition entered on February 15, 2022, in the cause pending in the Circuit Court of the Sixth Judicial Circuit, in and for Pasco County, Florida, Civil Action Number 2019CA002333CAAXES, the undersigned Clerk will sell the mineral rights on the Property situated in Pasco County, Florida, described as:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF, EXHIBIT A

ticularly described as follows: Commence at the Northwest corner of the Northeast 1/4 of said Section 29; thence along the west line of said Northeast 1/4, S 00°14'28" E, 2317.74 feet to the beginning of a curve concave to the southwest having a radius of 57.00 feet; thence 84.55 feet along the arc of said curve through a central angle of 84°59'27", a chord bearing and distance of S 42°37'24" E, 77.01 feet; thence S 00°07'40" E, 85.42 feet to the beginning of a curve concave to the northeast having a radius of 65.00 feet; thence 73.74 feet along the arc of said curve through a central angle of 64°59'48", a chord bearing and distance of S 32°37'34" E, 69.85 feet to the POINT OF BEGIN-NING; thence S 04°14'25" W, 142.35 feet; thence S 85°45'35" E, 60.00 feet; thence N04°14'25' E, 137.06 feet; thence N 80°43'07" W, 60.23 feet to the POINT OF BEGINNING. Said Parcels being more particularly bounded and described as follows: TRACT I:

Commence at the South 1/4 corner of Section 29. Township 25 South, Range 20 East; thence along the Westerly boundary of the Southeast 1/4 of said Section 29 N00°11'28"W for 100.00 feet to a point on the Northerly limited access right of way of State Road No. 93 (Interstate 75) and the Point of Beginning; thence leaving said right of way and continuing along the said Westerly boundary of the Southeast 1/4 of Section 29 and along the Westerly boundary of the Northeast 1/4 of said Section 29 N00°11'28"W for 2875.16 feet to the intersection of said Westerly boundary with the Southwesterly right of way of State Road No. 93 (Interstate 75); thence leaving said Westerly boundary and generally along the Southwesterly Westerly and Southerly boundary of said right of way the following nine (9) courses: 1) along the arc of a curve concave South westerly, said curve having a radius of 57.00 feet, a delta angle of 84°59'19", an arc length of 84.55 feet, and a chord bearing and distance of S42°34'48"E, 77.01 feet, 2) S00°05'08"E for 85.42 feet, 3) along the arc of a curve concave Northeasterly, said curve having a radius of 65.00 feet, a delta angle of 64°59'46",

an arc length of 73.74 feet, and a chord bearing and distance of S32°34'30"E, 69.85 feet, 4) S80°40'44"E for 60.23 feet, 5) along the arc of a curve concave Southwesterly, said curve hav-ing a radius of 58.00 feet, a delta angle of 61°22'32", an arc length of 62.13 feet, and a chord bearing and distance of S43°59'14"E, 59.20 feet, 6) S13°17'58"E for 452.78 feet, 7) S47°58'54"E for 60.00 feet, 8) S89°33'44"E for 249.76 feet and 9) S00°05'08"E for 347.84 feet to the Westerly boundary of the limited access right of way of said State Road No. 93 (Interstate 75); thence along the Westerly boundary of said limited access right of way the following two (2) courses: 1) along the arc of a curve concave Westerly, said curve having a radius of 5579.58 feet, a delta angle of 18°14'30", an arc length of 1776.41 feet, and a chord bearing and distance of S09°02'07"W, 1768.92 feet and 2) S18°09'22"W for 46.44 feet to the Northerly right of way of Overpass Road (formerly State Road No. S-581): thence along said Northerly right of way \$89°58'02"W for 287.54 feet to the point of beginning. TRACT II:

Commence at the Southeast corner of Section 29. Township 25 South, Range 20 East; thence along the Easterly boundary of said Section 29 N00°11'49"W for 16.00 feet to the Northerly maintained right of way line of Overpass Road (formerly State Road No. S-581); thence along said right of way S89°58'02"W for 20.00 feet to the Point of Beginning; thence continuing along said maintained right of way of Overpass Road (formerly State Road No. S-581) S89°58'02"W for 1322.72 feet to the Easterly right of way of said Overpass Road (formerly State Road No. S-581); thence along the East-erly, Northerly and Northeasterly right of way of said Overpass Road (formerly State Road No. S-581) the following three (3) courses: 1) N00°01'58"W for 144.00 feet, 2) S89°58'02"W for 579.10 feet and 3) N28°38'45"W for 30.00 feet to the Easterly right of way of State Road No. 93 (Interstate 75); thence along the said Easterly right of way of State Road No. 93 (Interstate 75) the following two (2) courses: 1) along the arc of a curve concave Westerly, said curve hav-

TO THE SOUTH RIGHT-OF-WAY LINE OF BAILEY HILL ROAD; THENCE SOUTH 89 DEGREES 48 MINUTES 12 SECONDS EAST, 60.00 FEET TO THE POINT OF BEGIN-NING; SAID EASEMENT BE-ING A PORTION OF TRACTS 7, 10 AND 23 OF THE ABOVE DESCRIBED ZEPHYRILLS COLONY COMPANY LANDS

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, the provision of certain assistance. Please contact the Public Information Dept,. Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110

ing a radius of 5954.58 feet, a

(V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 16 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.comBy /s/ Jonathan Mesker Jonathan Mesker, Esq. Florida Bar No. 805971 File # 14-F02617 Feb. 25; Mar. 4, 2022 22-00299P

of the Northeast 1/4 of Section

delta angle of 16°38'09", an arc length of 1728.90 feet, and a chord bearing and distance of N08°13'56"E, 1722.83 feet and 2) N00°05'08"W for 1683.50 feet to the intersection of said Easterly right of way of State Road No. 93 (Interstate 75) and the Southeasterly right of way of Mc Kendree Road; thence along the said Southeasterly right of way of Mc Kendree Road N44°45'54"E for 506.40 feet to the intersection of said Southeasterly right of way and the Easterly boundary of the Southwest 1/4 of the Northeast 1/4 of said Section 29; thence leaving said right of way and along the Easterly boundary of said Southwest 1/4 of the Northeast 1/4 of Section 29 S00°11'48"E for 1287.26 feet to the Northerly boundary of the Southeast 1/4 of said Section 29; thence along the said Northerly boundary of the Southeast 1/4 of Section 29 N89°58'16"E for 1322.05 feet to the Easterly boundary of the Southeast 1/4 of said Section 29: thence along the Easterly boundary of said Southeast 1/4 S00°11'49"E for 963.46 feet; thence leaving the Easterly boundary of said Southeast 1/4 S48°47'20"W for 258.71 feet; thence S02°34'52"E for 372.16 feet; thence N88°48'32"E for 159.75 feet to the Westerly right of way of Boyette Road; thence along said Westerly right of way S00°11'49"E for 1128.41 feet to the point of beginning. TRACT III:

Begin at the intersection of the

29; thence along said Northerly boundary of the Southwest 1/4 of the Northeast 1/4 of Section 29 N89°57'59"E for 397.10 feet to the intersection of said North-erly boundary and the aforementioned Northwesterly right of way of Mc Kendree Road; thence along said Northwesterly right of way S44°45'54"W for 471.65 feet to the Point of Beginning. LESS from the above described Parcels that portion acquired by Pasco County, Florida by Stipu-lated Order of Taking and Final Judgment, recorded in Official Records Book 10176, Page 3278, public records of Pasco County Florida. at public sale, to the highest and best bidder for cash on the 13TH DAY OF

APRIL, 2022 at 11:00 a.m., in the following location: in person, at a live sale conducted by the Clerk of the Circuit Court for Pasco County, at the South entrance of the Pasco County Courthouse, 38053 Live Oak Avenue, Dade City, Florida 33523-3894.

NOTICE: ANY PERSON, OTHER THAN THE OWNER(S) OF THE MINERAL RIGHTS ON THE PROP-ERTY AS OF THE DATE OF THE LIS PENDENS, CLAIMING AN IN-TEREST IN OR TO ANY SURPLUS FUNDS RESULTING FROM THE SALE CONTEMPLATED HEREIN, IF ANY, MUST FILE A CLAIM WITH THE CLERK OF THE CIRCUIT COURT WITHIN SIXTY (60) DAYS AFTER THE DATE OF 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, 7530 Little Road, Port Richev, FL 34654, (727) 847-8135, at least seven days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days; if you are hearing or voice impaired, call 711. LEONARD H. JOHNSON, ESQUIRE leonard.johnson@bipc.com Florida Bar No. 319961 SHEADA MADANI, ESQUIRE sheada.madani@bipc.com Florida Bar No. 10567 BUCHANAN INGERSOLL & ROONEY PC 401 E. Jackson Street, Suite 2400 Tampa, Florida 33602 Phone: (813) 253-8180 / Fax: (813) 222-8189 Attorneys for Plaintiff Feb. 25; Mar. 4, 2022 22-00300P

Parcel 1: The Southeast 1/4 AND the Southwest 1/4 of the Northeast 1/4 of Section 29. Township 25 South, Range 20 East, Pasco County, Florida, Less [A] the right of way for Interstate 75 (State Road 93), as shown on State of Florida State Road Department, Right-of-Way Map, Section 14140-2401, Less [B] those parcels described in Official Records Book 1118, Page 1588; [C] Official Records Book 1579, Page 1746; [D] Official Records Book 8835, Page 158; Pasco County, Florida, Also Less [E] existing road right-of-way. Parcel 2:

A parcel of land lying in the Northeast 1/4 and the Southeast 1/4 of Section 29. Township 25 South, Range 20 East, Pasco County, Florida, being more par-

Northerly right of way of State Road No. 93 (Interstate 75) and the Northwesterly right of way of Mc Kendree Road; thence along said Northerly right of way of State Road No. 93 (Interstate 75) S89°57'59"W for 64.47 feet to the Easterly boundary of the limited access right of way of said State Road No. 93 (Interstate 75); thence along said limited access right of way of State Road No. 93 (Interstate 75) the following two (2) courses: 1) N00°05'08"W for 318.83 feet and 2) along the arc of a curve concave Easterly, said curve having a radius of 11309.16 feet, a delta angle of 00°04'49", an arc length of 15.84 feet, and a chord bearing and distance of N00°02'44"W, 15.84 feet to the intersection of said limited access right of way and the Northerly boundary of the Southwest 1/4



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

or e-mail legal@businessobserverfl.com



BUSINESS OBSERVER

PASCO COUNTY

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



FIRST INSERTION NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2021-CA-002161

BABYLON CAPITAL, LLC, Plaintiff, v.

GARNETT S. CRAIG, et al., Defendants.

TO: Unknown Heirs, Beneficiaries and Devisees of the Estate of Bessie Hodges 14317 Delmar St

Dade City, FL 33525 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the

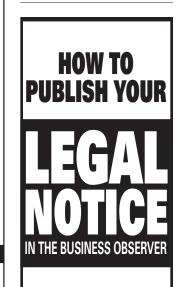
following described property in Pasco County, Florida: Lot 22. Less South 17 feet thereof and all of Lot 23, Mickens-Harper Subdivision, as per plat book 3, page 158, Public Records of Pasco County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiffs attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, by March 28, 2022 and file the original with the Clerk of this Court either before service on the Plaintiffs attorney or immediately thereafter; or 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 either the Pasco County Customer Service Center, 8731 Citizens Drive, New Port Richey, FL 34654, (727) 847-2411 (V) of the Pasco County Risk Management Office, 7536 State Street, New Port Richey, FL 34654, (727) 847-8028 (V) at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Pasco County, Florida this 17th day of February, 2022.

Nikki Alvarez-Sowles, Esq. as Clerk of the Circuit Court of Pasco County, Florida By: Kelly Jeanne Symons DEPUTY CLERK Feb. 25; Mar. 4, 2022 22-00305P





FIRST INSERTION NOTICE TO CREDITORS (summary administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-21-CP-2014-WS

Division I IN RE: ESTATE OF JOHN F. MALAVE a/k/a JUAN F. MALAVE-TORRES 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 John F. Malave, deceased, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654; that the decedent's date of death was December 30, 2020; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

NAME ADDRESS Deborah Malave 11425 Nature Trail Port Richey, FL 34668 Barry Malave 1214 Bryan Street Drexel Hill, PA 19026 Charles Malave 21 Ridgewood Avenue Brentwood, NY 11717 Cynthia Puccio 11425 Nature Trail Port Richey, FL 34668 Richard Malave 9906 Lakeside Lane

Port Richey, FL 34668 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. NOTWITH-STANDING ANY OTHER APPLI-CABLE 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 25, 2022.

Person Giving Notice: Deborah Malave 11425 Nature Trail Port Richey, Florida 34668 Attorney for Person Giving Notice: David A. Hook, Esq. E-mail Addresses: courtservice@elderlawcenter.com, samantha@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A.

4918 Floramar Terrace New Port Richey, Florida 34652 Feb. 25; Mar. 4, 2022 22-00312P

FIRST INSERTION

NOTICE OF ACTION IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO .:

2021CC004503CCAXWS/E ESC-NEW PORT RICHEY LLC D/B/A BROOKDALE NEW PORT RICHEY, Plaintiff, v SALLY SYPNIEWSKI and JAMES OLEJNIEZAK as Legal Representative and Guarantor, Defendants.

TO: JAMES OLEJNIEZAK Last Known Address: 58 W. Montana Ave., Glendale Heights, IL 60139

YOU ARE NOTIFIED that an action

for tenant eviction has been filed against

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2019CA003119CAAXWS THE BANK OF NEW YORK MELLON, PIK.IA THE BANK OF NEW YORK AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, N.A. AS TRUSTEE FOR NOVASTAR MORTGAGE FUNDING TRUST. SERIES 2005-1, NOVASTARHOME EQUITY LOAN ASSET-BACKED CERTIFICATES. SERIES 2005-1.

Plaintiff,

WILLIAM GEORGE; CELESTE M. GEORGE A/K/A CELESTE GEORGE, ET AL. Defendants.

To the following Defendant(s): UNKNOWN HEIRS OF WILLIAM GEORGE (CURRENT RESIDENCE UNKNOWN)

Last Known Address: UNKNOWN YOU ARE HEREBY NOTIFIED that an action for Foreclosure of Mortgage

on the following described property: LOT 957, JASMINE LAKES, UNIT 6-A, ACCORDING TO THE PLAT THEREOF, AS RE-CORDED IN PLAT BOOK 10, PAGE 66, OF THE PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA. A/K/A 7925 LOTUS DRIVE,

PORT RICHEY, FL 34668 has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VANNESS LAW FIRM, PLC. Attorney for the Plaintiff, whose address is 1239 E. NEWPORT CENTER DRIVE,

SUITE#110, DEERFIELD BEACH, FL 33442 on or before 3/28/2022 a date which is within thirty (30) days after the first publication of this notice in the BUSINESS OBSERVER and file the original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

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

WITNESS my hand and the seal of this Court this day of FEB 19 2022 NIKKI ALVAREZ-SOWLES, ESQ

PASCO COUNTY CLERK OF COURT

As Deputy Clerk PHH4721-17/ng Feb. 25; Mar. 4, 2022 22-00307P

FIRST INSERTION

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

DIVISION CASE NO. 2021CA002733CAAXES MITCHELL KOWALKOWSKI AND ELIZABETH SKUPIEN, HUSBAND AND WIFE, et. al. Plaintiff, vs

RENE GERVAIS AND NOELLA GERIAS A/K/A NOELLA GERVAIS, et. al.

Defendant(s).

TO: ELIZABETH SKUPIEN, and UN-KNOWN SPOUSE OF ELIZABETH SKUPIEN.

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: ALL THAT CERTAIN LAND SITUATE IN PASCO COUNTY, FLORIDA, TO WIT:LOT 2144, UNIT 10 OF THE HIGHLANDS, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE 121, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before March 28, 2022 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

this Court at Pasco County, Florida, this 21st day of February, 2022. CLERK OF THE CIRCUIT COURT

BY: /s/ Kelly Jeanne Symons DEPUTY CLERK

ROBERTSON, ANSCHUTZ, & SCHNEID, PL 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: mail@rasflaw.com 19-385521 Feb. 25; Mar. 4, 2022 22-00328P

original with the Clerk of this Court either before service on Plaintiffs attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint. This notice is provided to Administrative Order No. 2065.

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

OR E-MAIL: legal@businessobserverfl.com



you. The action was instituted in the Circuit Court, Sixth Judicial Circuit in and for Pasco County, Florida; Case No. 2021CC004503CCAXWS; and is styled ESC-NEW PORT RICHEY LLC D/B/A BROOKDALE NEW PORT RICHEY vs. SALLY SYPNIEWSKI and JAMES OLEJNIEZAK.

You are required to serve a copy of your written defenses, if any, to the action on Jeffrey P: Buak, Esq., Plaintiffs attorney, hose address is 301 East Pine Street, Ste. 1200, Orlando, FL 32801, on or before 03/28/22 or 30 days from the first date of publication) and file the original with the clerk of this court either before service on Plaintiffs attornev or immediately after service: otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

The Court has authority in this suit to enter a judgment or decree in the Plaintiffs interest which will be binding upon you

DATED: Feb 19 2022

LLP

LV1016

Nikki Alvarez-Sowles. As Clerk of the Court By: Jennifer R. Sorrell As Deputy Clerk Jeffrey P. Buak, Esq. Foley & Lardner

301 E. Pine Street, Ste. 1200 Orlando, FL 32801 Phone: (407) 423-7656 Fax: (407) 648-1743 E-service: jbuak@foley.com Feb. 25; Mar. 4, 11, 18, 2022 22-00301P

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA CASE NO.: 2021CA002619CAAXWS THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND,

Plaintiff, vs. UNKNOWN HEIRS OF EILEEN M. DUDEK, ET AL.

Defendants.

To the following Defendant(s): UNKNOWN HEIRS OF EILEEN M. DUDEK (CURRENT RESIDENCE UNKNOWN)

Last Known Address: UNKNOWN YOU ARE HEREBY NOTIFIED that

an action for Foreclosure of Mortgage on the following described property: LOT 11, DEER RIDGE AT RIVER

RIDGE PHASE 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 32, PAGE 114, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

A/K/A 10620 MAGRATH LN, NEW PORT RICHEY FL 34654 has been filed against you and you are required to serve a copy of your written defenses, if any, to J. Anthony Van Ness, Esq. at VAN NESS LAW FIRM, PLC, Attorney for the Plaintiff, whose address is 1239 NEW PORT CENTER DRIVE. SUITE #110, DEERFIELD BEACH, FL 33442 on or before 3/28/2022 a date which is within thirty (30) days after the first publication of this Notice in the BUSINESS OBSERVER and file the

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

WITNESS my hand and the seal of this Court this day of FEB 19 2022

NIKKI ALVÄREZ-SOWLES. ESQ. PASCO COUNTY CLERK OF COURT As Deputy Clerk

FN16927-21TF/ng Feb. 25; Mar. 4, 2022 22-00306P

LV10183

Why Public Notice Should **Remain in Newspapers**

Along with open meeting and freedom of information laws, public notice is an essential element of the

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This is not about "newspapers vs the internet".

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

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

prevent government officials from hiding information

they would prefer the public not to see





Publishing notices on the internet is neither cheap nor free

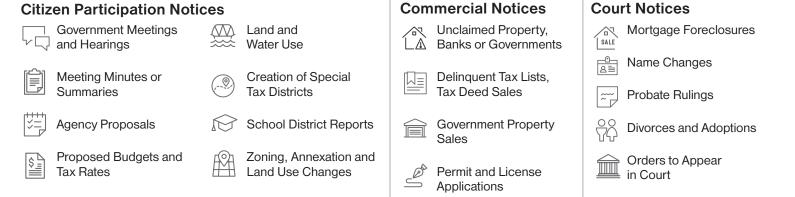


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PASCO COUNTY

SUBSEQUENT INSERTIONS

THIRD INSERTION

NOTICE OF SHERIFF'S SALE Notice is hereby given that pursuant to a Writ of Execution issued in Pasco County Civil Court, Court of Pasco County, Florida on the 22nd day of June, 2018, in the cause wherein Suncoast Credit Union, was Plaintiff, and Dean Olivanti, was Defendant, being case number 2017CA003629ES in said Court.

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

BLACK 2018 CHEVROLET SILVERADO 1500 VIN: IGCRCREC6JZ165456; Titled to Dean Anthony Olivanti 07/15/1964

I shall offer this property for sale "AS IS" on March 8, 2022, or as soon thereafter as possible, at 10:00 AM Stepp's Auto & Truck Salvage, Inc 11607 Ossie Murphy Road, San Antonio, FL 33576 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.

Wetherington Hamilton PA

46

812 West Dr Martin Luther King Jr Boulevard Ste 101 Tampa, FL 33603

CHRIS NOCCO, as Sheriff Pasco County, Florida By: Corporal David Peltz, Deputy Sheriff

Feb. 11, 18, 25; Mar. 4, 2022

SECOND INSERTION

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

CASE NO. 2019CA004235CAAXWS WELLS FARGO BANK, N.A. Plaintiff. v.

LUIS N FRADERA-RIOS A/K/A LUIS N. FRADERA RIOS; UNKNOWN SPOUSE OF LUIS N. FRADERA RIOS A/K/A LUIS N. FRADERA RIOS; UNKNOWN TENANT 1; UNKNOWN TENANT 2; CLERK OF THE CIRCUIT COURT OF PASCO COUNTY, FLORIDA; LWV UTILITIES, INC; UNITED STATES OF AMERICA, DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on February 07, 2022, in this cause, in the Circuit Court of Pasco County, Florida, the office of Nikki Alvarez-Sowles, Esq. - AES, Clerk of the Circuit Court, shall sell the propertv situated in Pasco County, Florida, described as:

LOT 154, LAKEWOOD VIL-LAS, UNIT SIX, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 8, PAGE 54, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. a/k/a 6840 RUNNEL DR, NEW PORT RICHEY, FL 34653-2926

at public sale, to the highest and

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP001471CPAXES IN RE: ESTATE OF JONATHAN MICHAEL FULLER, Deceased.

The administration of the estate of JONATHAN MICHAEL FULLER, deceased, whose date of death was July 28, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is P.O. Box 338, New Port Richey, FL 34656-0338. The name and address of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER

best bidder, for cash, online at www.pasco.realforeclose.com, on March 10, 2022, beginning at 11:00

22-00225P

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

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

Dated at St. Petersburg, Florida this 11th 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 1000005750 February 18, 25, 2022 22-00260P

SECOND INSERTION

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 SECTION 733.702WILLBEFOREVERBARRED 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. TRISTA ATALAYA FULLER

Personal Representative 2980 Deer Pine Trail

Land O' Lakes, FL 34638 ROBERT D. HINES Attorney for Personal Representative Florida Bar No. 0413550 Hines Norman Hines, P.L. 315 S. Hyde Park Avenue Tampa, FL 33606 Telephone: 813-251-8659 Email: rhines@hnh-law.com February 18, 25, 2022 22-00271P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000134TDAXXX NOTICE IS HEREBY GIVEN, That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1610364

Year of Issuance: 06/01/2017

OR 7242 PG 9

Description of Property: 27-24-21-0400-00900-0060 BLK 9 ROSS AD DB 3 P 451 N 1/2

and year of issuance, the description of

property, and the names in which it was

MOON LAKE ESTATES UNIT 10

PB 5 PGS 128-131 LOTS 34 & 35

NOTICE OF ACTION

DIVISION

Case No. 2018CA003978CAAXWS

U.S. Bank National Association,

as Trustee, for Residential Asset

Securities Corporation, Home

Equity Mortgage Asset-Backed

2005-EMX3 Plaintiff, vs.

Inc.

Defendants.

Vanwinkle, Deceased

Pass-Through Certificates, Series

Daniel Vanwinkle a/k/a Daniel Van

Winkle a/k/a Daniel W. Vanwinkle; United States of America,

Internal Revenue Service; Shadow

Ridge Homeowners' Association,

TO: The Unknown Heirs, Devisees,

Grantees, Assignees, Lienors, Creditors,

Trustees, and all other Parties claiming

interest by, through, under or against

the Estate of Daniel Vanwinkle a/k/a

Daniel Van Winkle a/k/a Daniel W.

YOU ARE HEREBY NOTIFIED that

an action to foreclose a mortgage on the

following property in Pasco County,

Last Known Address: Unknown

Department of the Treasury

assessed are as follows:

Description of Property:

Certificate #: 1705935

Year of Issuance: 06/01/2018

15-25-17-0100-18200-0340

BLOCK 182 OR 6185 PG 1174

Name(s) in which assessed: JOSE SUAREZ All of said property being in the County of Pasco, State of Florida Unless such certificate shall be redeemed according to the law, the property described in such certificate

online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am. January 27, 2022 Office of Nikki Alvarez-Sowles, Esq.

By: Susannah Hennessy Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022

THIRD INSERTION

Notice of Application for Tax Deed Name(s) in which assessed: 2021XX000146TDAXXX NOTICE IS HEREBY GIVEN, WINDEL STREET TRUST JOHN C GARCIA TRUSTEE That PASCO COUNTY BOARD OF All of said property being in the County COUNTY COMMISSIONERS, the of Pasco, State of Florida Unless such certificate shall be holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com

on March 17, 2022 at 10:00 am. January 27, 2022 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022 22-00237P

SECOND INSERTION

Florida: CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE LOT 272, SHADOW RIDGE, UNIT THREE, AS PER PLAT SIXTH JUDICIAL CIRCUIT IN AND THEREOF, AS RECORDED IN PLAT BOOK 18, AT PAGES 136-137, OF THE PUBLIC RE-FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION CORDS OF PASCO COUNTY,

FLORIDA. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on J Bennett Kitterman, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309, within thirty (30) days of the first date of publication on or before March 21 2022, 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 or petition.

DATED on February 14, 2022. Nikki Alvarez-Sowles As Clerk of the Court By: Kelly Jeanne Symons

As Deputy Clerk J Bennett Kitterman, Esquire Brock & Scott, PLLC. 2001 NW 64th St, Suite 130 Ft. Lauderdale, FL 33309 File # 18-F03183 February 18, 25, 2022 22-00257P

SECOND INSERTION

NOTICE OF SALE IN THE COUNTY COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA Case No. 22-CC-000447-WS SPECIALIZED PROPERTY MANAGEMENT GROUP, LLC,

Plaintiff, v. 7014 OAKSHIRE DRIVE LAND TRUST.

By: Viti Leve, LLC, as Trustee, Defendant.

the 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 the sale shall be published as provided herein.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. /s/ Jake C. Blanchard Jake C. Blanchard, Esq. Blanchard Law, PA 1501 Belcher Rd. S., Unit 6B Largo, FL 33771 Tel: 727-531-7068 jake@jakeblanchardlaw.com service@jakeblanchardlaw.com Fla. Bar No.: 0055438 Attorney for Plaintiff February 18, 25, 2022 22-00276P

SECOND INSERTION

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 18, 2022. TIMOTHY MICHAEL CALLAHAN,

Petitioner 671 Furnace Road, Airville, PA 17302 HARRY P. TEICHMAN (FBN 157211) HTeichman@OLAlaw.com Older, Lundy, Alvarez & Koch 1000 West Cass Street Tampa, Florida 33606 Telephone: (813) 254-8998 Facsimile: (813) 839-4411 **Counsel for Petitioner** February 18, 25, 2022 22-00274P

dance with Florida Statutes, Section 45.031. IMPORTANT

AMERICANS WITH DISABILI-TIES ACT: If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 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: flmail@raslg.com By: \S\Ashley Bruneus Ashlev Bruneus, Esquire Florida Bar No. 1017216 Communication Email: ashbruneus@raslg.com 20-060108 - CaB February 18, 25, 2022 22-00266P

THIRD INSERTION

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

CIVIL ACTION CASE NO: 2021-CA-001789 TAMPA BAY CAPITAL PARTNERS, LLC, a Florida limited liability company. ALBERT LAMPLUGH, III and KELLY LAMPLUGH,

ciaries, and Unknown Parties, of David W. Yost, Sr., deceased, including if defendants are deceased, any unknown heirs, devisees, grantees, creditors, and all other parties claiming by, through, under or against that defendant, and the several and respective unknown assigns, successors in interest, trustees or other persons claiming by, through, under or against any corporation or other legal entity named as a defendant

shall be sold to the highest bidder

Pasco County Clerk & Comptroller 22-00231P

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No.: 22-CP-0081 IN RE: ESTATE OF

THOMAS N. CALLAHAN, JR., Deceased.

The summary administration of the estate of THOMAS N. CALLAHAN, JR., deceased, whose date of death was April 25, 2021 is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, FL 33523. The names and addresses of the petitioner and petitioner'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 SERVICES OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the decedent and other persons having claims or de-

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2011CA002179CAAXWS WELLS FARGO BANK, NA DBA AMERICAS SERVICING COMPANY,

Plaintiff, vs. MICHAEL F. ROMANO A/K/A MICHAEL ROMANO, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 11, 2021, and entered in 2011CA002179CAAXWS of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein NATIONSTAR MORT-GAGE LLC D/B/A MR. COOPER is the Plaintiff and MICHAEL F. RO-MANO A/K/A MICHAEL ROMANO and REGENCY PARK CIVIL ASSO-CIATION, INC are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on March 08, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 41, REGENCY PARK UNIT TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGE 78, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. Property Address: 10226 GLEN MOOR LN, PORT RICHEY, FL 34668

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accor-

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

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

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



NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated February 5, 2022 entered by the Sixth Judicial Circuit in and for Pasco County, Florida in Case No. 22-CC-447 in which Specialized Property Management Group, LLC is the Plaintiff and 7014 Oakshire Drive Land Trust, By: Viti Leve, LLC, as Trustee is the Defendant.

Clerk, NIKKI ALVAREZ-The SOWLES, will sell to the highest bidder for cash online at www.pasco.realforeclose.com at 11:00 a.m. on March 3, 2022 the following described property as set forth in said Final Judgment, to wit:

Lot 445, Embassy Hills Unit Three, according to the Plat thereof recorded in Plat Book 11, Page 119 and 120 of the Public Records of Pasco County, Florida More commonly known as 7014 Oakshire Drive, Port Richey, FL 34668

Any person claiming an interest in the surplus from the sale, if any, other than

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

Plaintiff. v.

FLORIDA DEPARTMENT OF HIGHWAY SAFETY AND MOTOR VEHICLES, a statutorily established cabinet agency of the State of Florida, AMANDA M. YOST DAVID W. YOST SR., deceased, JAMES EDWARD HELTON, JR., EAST BAY REALTY, INC. f/k/a SUNCOAST HIGHLAND REALTY CORPORATION a/k/a SUNCOAST HIGHLAND CORPORATION, an administratively dissolved Florida Corporation, GARY S. BARBER, Trustee, SUSAN M. YOST, DAVID W. YOST, JR., JUSTIN YOST, MICHAEL YOST, UNKNOWN HEIRS, UNKNOWN BENEFICIARIES, an and UNKNOWN PARTIES, of David W. Yost, Sr., deceased, including if defendants are deceased, any unknown heirs, devisees, grantees, creditors, and all other parties claiming by, through, under or against that defendant, and the several and respective unknown assigns, successors in interest. trustees or other persons claiming by, through, under or against any corporation or other legal entity named as a defendant and all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants. Defendants. To: Unknown Heirs, Unknown Benefiand all claimants, persons or parties, natural or corporate, or whose exact legal status is unknown, claiming under any of the above-named or described defendants (Unknown Whereabouts)

YOU ARE HEREBY NOTIFIED that an action for declaratory judgment relating to the following property in Pasco County, Florida:

Lot 83, Highland Meadows Unit 1, according to the map or plat thereof as recorded in Plat Book 12, Page 97, Public Records of Pasco County, Florida,

the street address of which is 18051 Corpus Christi Dr. Spring Hill, Pasco County. FL 34610,

has been filed against you, and you are required to serve a copy of your written defenses, if any to it, on Plaintiffs attorney whose name is STABLETT M. MASSEY, of Massey Law Group, P.A., P.O. Box 262, St. Peters-FL 33731-0262, smassey@ burg, masseylawgrouppa.com, service@ masseylawgrouppa.com, and file the original with the Clerk of the abovestyled Court March 14, 2022 within thirty (30) days from the first publication, or you will be defaulted and a judgment may be entered against you for the relief demanded in the Amended Complaint.

DATED Feb 8, 2022.

NIKKI ALVAREZ-SOWLES, ESQ. Pasco County Clerk of Courts By: Kelly Jeanne Symons Deputy Clerk Feb.11,18,25; Mar.4,2022 22-00246P



SECOND INSERTION

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

CASE: 21-CC-3449 TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs.

ARTHUR V. WAGNER; UNKNOWN SPOUSE OF ARTHUR V. WAGNER; AND UNKNOWN TENANT(S), Defendants.

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

Lot 382, Unit 3 SAN CLEM-ENTE VILLAGE, according to the Plat thereof as recorded in Plat Book 13, Pages 17 and 18, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid

A/K/A 10824 Hachita Drive,

Port Richey, FL 34668 at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00

A.M. on March 10, 2022 IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PER-SONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDG-MENT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. MANKIN LAW GROUP By BRANDON K. MULLIS, ESQ. Attorney for Plaintiff E-Mail: Service@MankinLawGroup.com

2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727) 725-0559 FBN: 23217

February 18, 25, 2022 22-00263P

SECOND INSERTION

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

CASE: 21-CC-3444 TIMBER OAKS COMMUNITY SERVICES ASSOCIATION, INC., a not-for-profit Florida corporation, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, **BENEFICIARIES, DEVISEES,** ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF CAROL E COLE, DECEASED; AND UNKNOWN TENANT(S),

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

Florida described as: Lot 22-A of TIMBER OAKS FAIRWAY VILLAS, CONDO-MINIUM III, a Condominium as set forth in the Declaration of Condominium and the exhibits annexed thereto and forming a part thereof, recorded in Official Records Book 969 Page(s) 1020, et seq., and as it may be amended of the Public Records of Pasco County, Florida. The above description includes, but is not limited to, all appurtenances to

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-22-CP-0023-WS Division J IN RE: ESTATE OF

SECOND INSERTION

VICTOR JOHN ATTARD Deceased.

The administration of the estate of Victor John Attard, deceased, whose date of death was December 9, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 7530 Little Road, New Port Richey, Florida 34654. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 18, 2022.

Personal Representative: Jessica Attard

6814 Ridge Top Drive New Port Richey, Florida 34655 Attorney for Personal Representative:

David A. Hook, Esq. Email Address: courtservice@elderlawcenter.com Florida Bar No. 0013549 The Hook Law Group, P.A. 4918 Floramar Terrace New Port Richey, Florida 34652 February 18, 25, 2022 22-00273P

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 51-2022-CP-000150 **Probate Division** Hon. James R. Stearns IN RE: ESTATE OF DIANE LUCILLE DENNIS Deceased.

The administration of the estate of Diane Lucille Dennis, deceased, whose date of death was October 20, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Robert D. Sumner Judicial Center, 38053 Live Oak Avenue, Dade City, Florida 33523. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent

PASCO COUNTY

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION

FILE NO. 512021CP002160CPAXES IN RE: THE ESTATE OF SANDRA H. LINDNER,

Deceased.

The administration of the Estate of SANDRA H. LINDNER, deceased, whose date of death was November 9, 2021, is pending in the Circuit Court in and for Pasco County, Florida, Pro-bate Division, at File No. 512021CP-002160CPAXES, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523. The name and address of the Personal Representative and the attorneys for the Personal Representative are set forth below.

All creditors of the decedent and other persons who have claims or demands against decedent's estate, including unmatured, contingent or unliquidated claims, and who have been served a copy of this notice, must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE 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 who have claims or demands against the decedent's estate, including unmatured, contingent or unliquidated claims, must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME 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 the 18 day of February, 2022. RICHARD S. HALL,

as Personal Representative

HINSHAW & CULBERTSON LLP Attorneys for Personal Representative 2525 Ponce De Leon Blvd., 4th Floor Coral Gables, FL 33134 Telephone: (305) 358-7747 Facsimile: (305) 577-1063 Email: swcutler@hinshawlaw.com By: /s/ Steven W. Cutler, Esquire Steven W. Cutler, P.A. Florida Bar No. 0353418 22-00272P February 18, 25, 2022

NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 21-CP-001773 **Division:** Probate IN RE: ESTATE OF MELISSA KRAUSE JETMORE (A/K/A MELISSA K. JETMORE A/K/A MELISSA JETMORE)

SECOND INSERTION

Deceased. The administration of the estate of Melissa Krause Jetmore (a/k/a Melissa K. Jetmore a/k/a Melissa Jetmore), deceased, whose date of death was August 31, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Nikki Alvarez Sowles, Esq., Clerk & Comptroller, Attn: Probate Clerk, P.O. Box 338, New Port Richey, Florida 34656-0338. 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.

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 2021-CP-2181-CPAXWS IN RE: ESTATE OF

BARBARA A. LAURIA Deceased. The administration of the estate of

BARBARA A. LAURIA, deceased, whose date of death was December 1, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P. O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 2/18/2022. Personal Representative: JENNIFER RODGERS

Petitioner 11 East Tarpon Ave

Tarpon Springs, FL 34689 Attorney for Personal Representative: Ryan A. Doddridge, Esquire Attorney for Petitioner Florida Bar Number: 74728 DODDRIDGE LAW GROUP 11 East Tarpon Ave Tarpon Springs, FL 34689 Telephone: (727) 537-9263 E-Mail: ryan@doddridgelaw.com Secondary E-MaiI: michelle@doddridgelaw.com February 18, 25, 2022 22-00277P

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP001789CPAXES IN RE: ESTATE OF ALDWYTH EVANGELINE MOLER A/K/A ALDWYTH E. MOLER,

dwyth Evangeline Moler a/k/a Aldwyth E. Moler, deceased, whose date of death was February 19, 2021, is pending in the Circuit Court for Pasco County, Florida, Probate Division, the address of which is Robert D. Sumner Judicial Center. 38053 Live Oak Avenue, Suite 207, Dade City, FL 33523. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

FOURTH INSERTION NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF THE STATE OF FLOIRDA IN AND FOR PASCO COUNTY JUVENILE DIVISION 2020DP000072DPAXWS-26 In the Interest of:

COUNTY OF PASCO TO: Frank Barrs

You are hereby notified that a Petition under oath has been filed in the above-styled Court for the termination of your parental rights of S.M., a female child born on January 20, 2016, Florida in Pasco County, to the mother, Carly Trewyn, and commitment of this child to the State of Florida Department of Children and Families for subsequent adoption. You are hereby noticed and cmmanded to be and appear before the Honorable Lauralee Westine, Judge of the Circuit Court, at the West Pasco Judicial Center, Courtroom 33, 7530 Little Road, New Port Richey, Florida, 34654, on March 10, 2022, at 10:30 a.m.

YOU HAVE THE RIGHT TO BE REPRESENTED BY A LAWYER. IF YOU CANNOT AFFORD ONE. THE COURT WILL APPOINT ONE FOR YOU.

PURSUANT TO SECTIONS 30.802(4) (D) AND 63.082(6) (G), FLORIDA STATUTES, YOU ARE HEREBY INFORMED OF THE AVAILABILITY OF PRIVATE PLACE-MENT WITH AN ADOPTION EN-TITY, AS DEFINED IN SECTION 63.32(3), FLORIDA STATUTES.

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

Witnessed my hand and seal of this Court at New Port Richey, Pasco County, Florida on this 27 day of Jan., 2022. CLERK OF COURT

Brenda Buff DEPUTY CLERK RH/0126CD28

February 4, 11, 18, 25, 2022 22-00184P

SECOND INSERTION NOTICE TO CREDITORS (Summary Administration) IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 21-CP-1771 Division - Probate IN RE: ESTATE OF EILEEN J. KLEBA

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 Eileen J. Kleba, deceased, File Number 21-CP-1771, by the Circuit Court for Pasco County, Florida, Probate Division, the address of which is 38053 Live Oak Avenue, Dade City, Florida 33523; that the decedent's date of death was May 28, 2021: that the total value of the Florida estate is \$43,000.00 and that the names and addresses of those to whom it has been assigned by such order are: Name Address

Scott Kleba, Mathew Fischer, Taylor Kleba, Billy J. Yates, Robin S. Kelsey, Pamela K. Yates, Michele R. Dahl, and Beautiful

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP001870 CPAXWS IN RE: ESTATE OF BLAISE DANIEL MOMBOURQUETTE Deceased.

The administration of the estate of BLAISE DANIEL MOMBOUR-QUETTE, deceased, whose date of death was September 28 2021, is pend-ing in the Circuit Court for PASCO County, Florida, Probate Division, the address of which is P.O. Drawer 338, New Port Richey, FL 34656-0338. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court 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 18, 2022.

Personal Representative:

DAVID J. WOLLINKA 10015 Trinity Blvd., Suite 101

Trinity, FL 34655 Attorney for Personal Representative: DAVID J. WOLLINKA Attorney Florida Bar Number: 608483 WOLLINKA & WOLLINKA Attorneys at Law 10015 Trinity Blvd., Suite 101 TRINITY, FL 34655 Telephone: (727) 937-4177 Fax: (727) 478-7007 E-Mail: pleadings@wolllinka.com Secondary E-Mail:

cyndi@wollinka.com February 18, 25, 2022 22-00278P

SECOND INSERTION NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR PASCO COUNTY, FLORIDA PROBATE DIVISION File No. 512021CP002046CPAXWS IN RE: ESTATE OF VIRGINIA DIANE KAUS A/K/A

DIANE KAUS Deceased.

The administration of the estate of Virginia Diane Kaus a/k/a Diane Kaus, deceased, whose date of death was September 10, 2021, is pending in the Circuit Court for PASCO County, Florida, Probate Division the address of which is 7530 Little Road, Suite 104, New Port Richey, FL 34654-5598. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

Deceased. The administration of the estate of Al-

All creditors of the decedent and oth-

A. C., DOB: 01/16/2020 S. M., DOB: 01/20/2016 Children. STATE OF FLORIDA

the condominium unit above described, including the undivided interest in the common elements of said condominium.

Property Address: 11310 Car-riage Hill Drive, #1, Port Richey, FL 34668

at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on March 10. 2022

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

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. MANKIN LAW GROUP By BRANDON K. MULLIS, ESQ. Attorney for Plaintiff E-Mail: Service@MankinLawGroup.com 2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727)725-0559FBN: 23217 February 18, 25, 2022 22-00264P

and other persons having claims or demands 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 18, 2022.

Personal Representative: /s/ DAWN BRANCATI **Dawn Brancati**

28 Puritan Drive Scarsdale, New York 10583 Attorney for Personal Representative: /s/ MICHAEL A. HYETT Michael A. Hyett Attorney for the Personal Representative Florida Bar Number: 225274 FOX ROTHSCHILD LLP 777 S. Flagler Dr. Suite 1700 West Tower West Palm Beach, FL 33401 Telephone: 561-835-9600 E-Mail: mhyett@foxrothschild.com Secondary jvennerstrom@foxrothschild.com 129464232.1 February 18, 25, 2022 22-00270P

All other creditors of the decedent and other persons having claims or demands 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 18, 2022.

Personal Representative: Melody Ostapchuk 23661 Silver Date Loop Apartment 206 Land O' Lakes, Florida 34639 Attorney for Personal Representative: Tanya Bell, Esq. Florida Bar Number: 52924 Bell Law Firm, P.A. 2364 Boy Scout Road, Suite 200 Clearwater, Florida 33763

TanyaBell@BellLawFirmFlorida.com

AMullins@BellLawFirmFlorida.com

February 18, 25, 2022 22-00267P

Telephone: (727) 287-6316

Fax: (727) 287-6317

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 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 18, 2022.

Personal Representatives: Judith Ann Watler **David Charles Watler**

Attorney for Personal Representative: George L. Metcalfe, Jr. Attorney Florida Bar Number: 0099051 DAY PITNEY LLP 396 Alhambra Circle North Tower, 14th Floor MIami, FL 33134 Telephone: (305) 373-4050 Fax: (305) 351-8414 E-Mail: gmetcalfe@daypitney.com Secondary E-Mail: jsolorzano@daypitney.com 111058383.1 February 18, 25, 2022 22-00268P Savior Lutheran Church c/o: Dawn L. Drellos-Thompson,

Esq.

Compass Law Firm, PA 9990 Coconut Road, Suite 210 Bonita Springs, Florida 34135 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. NOT-WITHSTANDING 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 18, 2022. **Person Giving Notice:** Scott Kleba Attorney for Person Giving Notice /s/Dawn L. Drellos-Thompson Dawn L. Drellos-Thompson, Esq. Attorney Florida Bar Number: 22503 9990 Coconut Road, Suite 210 Bonita Springs, Florida 34135 Telephone: (239) 390-1295 E-Mail: dawn@compass.legal

February 18, 25, 2022

22-00269P

All other creditors of the decedent and other persons having claims or demands 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 18, 2022. Personal Representative: Robert J. Kaus 2436 S. Beech Drive Visalia, California 93292 Attorney for Personal Representative: Michelangelo Mortellaro, Esq. Attorney Florida Bar Number: 0036283 Law Office of Michelangelo Mortellaro, P.A. 4102 W. Linebaugh Avenue, Suite 100 Tampa, FL 33624 Telephone: (813) 367-1500 Fax: (813) 367-1501 E-Mail: mmortellaro@mortellarolaw.com Secondary E-Mail:

mary@mortellarolaw.com February 18, 25, 2022 22-00294P

BUSINESS OBSERVER

Judgment, to wit:

PASCO COUNTY

SECOND INSERTION

UNIT NOS. 114C AND 116C, SADDLEBROOK CONDO-

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA GENERAL JURISDICTION DIVISION Case No. 2020CA000129CAAXES Truist Bank, successor by merger

to SunTrust Bank, Plaintiff. vs. Ajmal Rahman a/k/a Ajml Rahman,

et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020CA000129CAAXES of the Circuit Court of the SIXTH Judicial Circuit, in and for Pasco County, Florida, wherein Truist Bank, successor by merger to SunTrust Bank is the Plaintiff and Aimal Rahman a/k/a Ajml Rahman; Nathalie Rahman a/k/a Rathalie Rahman; Saddlebrook Resort Condominium Association. Inc. are the Defendants, that Nikki Alvarez-Sowles, Pasco County Clerk of Court will sell to the highest and best bidder for cash at, www.pasco.realforeclose.com, beginning at 11:00AM on the 6th day of April, 2022, the following described property as set forth in said Final

RE-NOTICE OF SALE

PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE

SIXTH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY,

FLORIDA.

CIVIL DIVISION

CASE NO. 2018CA003709CAAXES FEDERAL NATIONAL MORTGAGE

HOMEOWNERS ASSOCIATION

AT SUNCOAST LAKES, INC.; FLORIDA HOUSING FINANCE

CORPORATION; UNKNOWN

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

NOTICE IS HEREBY GIVEN pursu-

ant to an Order or Summary Final

Judgment of foreclosure dated August

1, 2019 and an Order Resetting Sale

dated February 4, 2022 and entered in Case No. 2018CA003709CAAXES

of the Circuit Court in and for Pasco

County, Florida, wherein FEDERAL NATIONAL MORTGAGE ASSO-CIATION is Plaintiff and KAREN

SECOND INSERTION

NOTICE OF SALE

IN THE COUNTY COURT OF THE

6TH JUDICIAL CIRCUIT IN AND

FOR PASCO COUNTY,

FLORIDA

CASE NO: 21-CC-001743

ARBORWOOD AT SUMMERTREE,

Plaintiff, vs. JOHN BALICKI; ANNA BALICKI;

Defendants. NOTICE IS HEREBY GIVEN that,

pursuant to the Final Judgment en-

tered in this cause, in the County Court

of Pasco County, Florida, Nikki Alva-

rez-Sowles, Clerk of Court, will sell all

the property situated in Pasco County,

Lot 14, of ARBORWOOD AT

INC., a not-for-profit Florida

UNKNOWN TENANTS,

Florida described as:

corporation,

HEREIN DESCRIBED,

Defendant(s).

TENANT NO. 1; UNKNOWN

TENANT NO. 2; AND ALL

ASSOCIATION,

KAREN M. FORBES;

Plaintiff, vs.

MINIUM NO.1, ACCORD-ING TO THE DECLARATION THEREOF AS FILED IN O.R. BOOK 1095, PAGE 1463 AND ANY AMENDMENTS MADE THERETO AND AS RE-CORDED IN CONDOMINIUM PLAT BOOK 19, PAGES 56 THROUGH 61, TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS OVER AND ACROSS THE LAND DE-SCRIBED IN O.R. BOOK 821, PAGE 1006 AND IN O.R. BOOK 839, PAGE 1763, PUBLIC RE-CORDS OF PASCO COUNTY, FLORIDA; TOGETHER WITH AN UNDIVIDED INTER-EST IN THE COMMON EL-EMENTS APPURTENANT THERETO. Any person claiming an interest in the surplus from the sale, if any, other than

the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Public Information Dept,. Pasco County Government Center. 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richev: (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hear-ing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services. Dated this 11th 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. Florida Bar No. 805971 File # 18-F02055 February 18, 25, 2022 22-00258P

SECOND INSERTION

М. FORBES; HOMEOWNERS ASSOCIATION AT SUNCOAST LAKES, INC.; FLORIDA HOUS-FINANCE CORPORATION; ING UNKNOWN TENANT NO. 1; UN-KNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UN-DER OR AGAINST A NAMED DE-FENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DE-SCRIBED, are Defendants, NIKKI ALVAREZ-SOWLES, ESQ., Clerk of the Circuit Court, will sell to the highest and best bidder for cash www.pasco.realforeclose.com, 11:00 a.m., on April 5, 2022 , the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 8, BLOCK 17, SUNCOAST LAKES PHASE 3, ACCORD-ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 50, PAGES 74-87, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORI-DA.

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

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Pasco County Courthouse. Telephone 352-521-4545 (Dade City) 352-847-2411 (New Port Richey) or 1-800-955-8770 via Florida Relay Service.

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

DATED 2/14/22. By: s/Jeffrey M. Seiden, Esq. Jeffrey M. Seiden, Esq. 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 1483-171144 / VMR February 18, 25, 2022 22-00259P

THIRD INSERTION Notice of Application for Tax Deed 2021XX000139TDAXXX

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

Certificate #: 1601428 Year of Issuance: 06/01/2017 Description of Property: 02-25-16-083B-00001-660A BEACON WOODS VILLAGE 11-A SECOND ADDITION PB 13 PG 55 POR OF TRACT A DESC AS:COM AT NW COR OF LOT 1660 OF SAID SUB FOR POB TH ALG W BDY OF LOT 1660 S01DG 15' 19"W 70 FT TO SW COR OF LOT 1660 TH N88DG 44' 41"W 30 FT TH N01DG 15' 19"E 70 FT

TH S88DG 44' 41"E 30 FT TO POB OR 1746 PG 256 Name(s) in which assessed: **ROBIN J GORDON**

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am.

January 27, 2022 Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022

22-00233P

THIRD INSERTION Notice of Application for Tax Deed 2021XX000142TDAXXX

NOTICE IS HEREBY GIVEN, That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was sessed are as follows: Certificate #: 1703824

Year of Issuance: 06/01/2018 Description of Property: 30-26-19-003A-00000-00B0 LAKE PADGETT SOUTH UNIT 2 PB 13 PGS 137-139 PCL B AKA

PARK OR 7696 PG 842 Name(s) in which assessed: TRINITY FAMILY CHURCH INC

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am. January 27, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022 22-00236P

SECOND INSERTION

SUNSHINE LAKE ESTATES MHC HOLDINGS, LLC 6530 Accent Lane New Port Richey, FL 34653 NOTICE OF RIGHT TO RECLAIM ABANDONED PROPERTY (WITH NOTICE OF SALE)

(Certified Mail, Return Receipt Required and by Regular Mail) TO: SPIRIDON GOLETIS and ANY UNKNOWN TENANT(s) 6706 Ballard Lane Lot #75 New Port Richey, Florida 34653.

CMRR: 7020 0640 0001 7717 1287 When you vacated the premises at 6706 Ballard Lane Lot #75, New Port Richey, FL 34653, the following per-

THIRD INSERTION Notice of Application for Tax Deed

2021XX000135TDAXXX NOTICE IS HEREBY GIVEN, That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1500347

Year of Issuance: 06/01/2016

Description of Property: 27-23-21-0000-06300-0000

ALL THAT PT OF S 662 87 FT OF NW 1/4 OF SE1/4 LYING E OF R/W OLD DIXIE HWY ALSO KNOWN AS SR 23 & W OF R/W

OF RR R/W Name(s) in which assessed:

PAUL BRINEY

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am. January 27, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022 22-00232H

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000133TDAXXX

NOTICE IS HEREBY GIVEN, That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows: Certificate #: 1606725 Year of Issuance: 06/01/2017 Description of Property: 15-25-17-0100-18000-0520 MOON LAKE ESTATES UNIT 10 PB 5 PG 128 LOTS 52 53 & 54 BLOCK 180 OR 3094 PG 240 OR 8247 PG 1962 OR 8247 PG 1964 Name(s) in which assessed:

EST OF WILLIAM PARENT

EST OF H PARENT FRED PARENT

HUGH MAXWELL PARENT

WILLIAM PARENT FREDERICK PARENT

MARY ANN MERRILL HUGH PARENT

JAMES PARENT

All of said property being in the County of Pasco, State of Florida Unless such certificate shall be

redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am. January 27, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk Feb. 11, 18, 25; Mar. 4, 2022

22-00230P

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT, IN AND FOR PASCO COUNTY, FLORIDA Case No.: 21-DR-5911 NELSON PAGAN Petitioner, and TERESA PAGAN, Respondent, TO: TERESA PAGAN

21 Cornell Place, Staten Island NY

10304 YOU ARE NOTIFIED that an ac-

SECOND INSERTION NOTICE OF PUBLIC SALE

Notice is hereby given that on 03-28-2022 at 11:30 a.m. the following vessels will be sold at public sale for storage charges pursuant to F.S. 328.17 tenant/registered owner ABRA-HAM E GAME 1995 23ft Hunter HIN:HUNA275ZA595 FL3312LR Tenant/owner ERIN BARBARA ELLIS OUELLETTE/ ERIC GORDON 1989 27ft Carver HIN:CDRH6221E989 FL9157PT sale to be held at Sea Ranch Marina llc 6433 Boatyard Dr./6501 Boatyard Dr Hudson Fl. 34667 vessel may be released prior to the sale Sea Ranch Marina reserves the right to bid/ reject

February 18, 25, 2022 22-00293P

SECOND INSERTION NOTICE OF PUBLIC SALE

The following personal property of CARL WILLIAM HOOD, if deceased any unknown heirs or assigns, will, on March 2, 2022, at 10:00 a.m., at 38741 County Road 54, Lot 1, Zephyrhills Pasco County, Florida 33542; be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1962 TAMPI PARK TRAIL-ER, VIN: 2058, TITLE NO: 0001016428 and all other personal property located therein

PREPARED BY:

J. Matthew Bobo Lutz, Bobo & Telfair, P.A. 2 North Tamiami Trail, Suite 500 Sarasota, Florida 34236 February 18, 25, 2022 22-00291P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000140TDAXXX NOTICE IS HEREBY GIVEN. That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of property, and the names in which it was assessed are as follows:

Certificate #: 1700288

Year of Issuance: 06/01/2018 Description of Property:

26-23-21-002A-00000-0046 SUBDIVISION OF SE1/4 OF

NW1/4 PB 2 PG 44 EAST 50.00 FT OF SOUTH 50.00 FT OF LOT

4 DB 108 PG 489

Name(s) in which assessed:

MT ZION PRIMITIVE BAPTIST CH

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am.

January 27, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy

Deputy Clerk

Feb. 11, 18, 25; Mar. 4, 2022 22-00234P

THIRD INSERTION

Notice of Application for Tax Deed 2021XX000141TDAXXX

NOTICE IS HEREBY GIVEN, That PASCO COUNTY BOARD OF COUNTY COMMISSIONERS, the holder of the following certificates has filed said certificate for a tax deed to be issued thereon. The certificate number and year of issuance, the description of

SECOND INSERTION NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2018CA001935CAAXES DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SERIES INABS 2006-E, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES

SERIES INABS 2006-E, Plaintiff, vs. ADELINA M. ROBERTSON AND CLYDE T. ROBERTSON, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 15, 2019, and entered in 2018CA001935CAAXES of the Circuit Court of the SIXTH Judicial Circuit in

THENCE RUN 01°02'53" EAST, A DISTANCE OF 150.30 FEET TO A POINT; THENCE RUN SOUTH 88°57'07"

45.031.

EAST, A DISTANCE OF 290.00 FEET TO THE POINT OF BE-GINNING. Property Address: 7615 WEST DRIVE, WESLEY CHAPEL, FL 33544

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

IMPORTANT

AMERICANS WITH DISABILI-

TIES ACT: If you are a person with

a disability who needs an accommo-

NORTH

SUMMERTREE, according to the Plat thereof as recorded in Plat Book 22, Page 50, of the Public Records of Pasco County, Florida, and any subsequent amendments to the aforesaid. Property Address: 11510 Yellow Birch Court, New Port Richey, FL 34654

at public sale, to the highest and best bidder, for cash, via the Internet at www.pasco.realforeclose.com at 11:00 A.M. on March 1, 2022

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

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN 60 DAYS AFTER THE SALE. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTI-TLED TO ANY REMAINING FUNDS. MANKIN LAW GROUP By BRANDON K. MULLIS, ESQ. Attorney for Plaintiff E-Mail: Service@MankinLawGroup.com 2535 Landmark Drive, Suite 212 Clearwater, FL 33761 (727)725-0559FBN: 23217 February 18, 25, 2022 22-00262P

and for Pasco County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST SE-RIES INABS 2006-E, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES SERIES INABS HOIO is the Plaintiff and ADELINA ROBERTSON and CLYDE T. ROBERTSON are the Defendant(s). Nikki Alvarez-Sowles, Esq. as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.pasco.realforeclose.com, at 11:00 AM, on March 07, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 92, QUAIL HOLLOW PINES F/K/A TAMPA HIGH-LANDS, LYING IN SECTION 36, TOWNSHIP 25 SOUTH, RANGE 19 EAST, PASCO COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

FROM THE NORTHEAST COR-NER OF SAID SECTION 36, RUN SOUTH 1º02'53" WEST ALONG THE EAST LINE, A DISTANCE OF 1882.81 FEET TO THE POINT OF BEGINNING: THENCE CONTINUE SOUTH 1°02'53" WEST, A DISTANCE OF 150.30 FEET TO A POINT: THENCE RUN NORTH 88°57'07' WEST, A DISTANCE OF 290.00 FEET TO A POINT;

dation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Pub-lic Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.2411 (voice) in New Port Richey, 727.847.8028 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated this 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: flmail@raslg.com By: \S\Ashley Bruneus Ashlev Bruneus, Esquire Florida Bar No. 1017216 Communication Email: ashbruneus@raslg.com 18-150972 - CaB February 18, 25, 2022 22-00265P sonal property remained:

1979 NOBILITY HOMES, INC. SINGLE WIDE MOBILE HOME

VIN: N10772;

TITLE NO. 0016537714

Miscellaneous furniture and appliances

You may claim this property at: 6530 Accent Lane, New Port Richey, FL 34653 (Main Office). Unless you pay the reasonable costs of storage and advertising for all the above-described property and take possession of the property which you claim, not later than at March 14, 2022 at 11:00a.m., this property will be disposed of pursuant to Florida Statutes 715.109.

PLEASE NOTE: If you fail to reclaim the property, it will be sold at a Public Sale after notice of the sale has been given by THIS publication. You have the right to bid on the property at the sale. After the property is sold and the costs of storage, advertising, and sale are deducted, the remaining money will be paid over to the county. You may claim the remaining money at any time within one year after the county receives the money.

DATE: February 14, 2022 SUNSHINE LAKE ESTATES MHC HOLDINGS, LLC By: MARY CLARK, PARK MANAGER 6530 Accent Lane New Port Richey, FL 34653 (727)-842-3928

February 18, 25, 2022 22-00292P tion for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Simone Lennon Esq., 8624 Government Dr., Suite 101 New Port Richey, Fl on or before 3-1-22, and file the original with the Clerk of this Court at 7530 Little Road, New Port Richey, Fl 34654 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The action is asking the court to decide how the following real or personal property should be divided: None

Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in this lawsuit will be mailed or e- mailed to the address(es) on record at the clerk's office.

WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings. Feb. 11, 18, 25; Mar. 4, 2022 22-00244P

property, and the names in which it was assessed are as follows:

Certificate #: 1706571

Year of Issuance: 06/01/2018 Description of Property: 29-26-17-0060-00000-0281

WEST PASCO INDUSTRIAL PARK - PHASE III PB 45 PG 058 PORTION OF LOT 28 DESC AS COM AT MOST WLY COR OF LOT 28 FOR POB TH CURVE LEFT RAD 234.50 FT CHD BRG N56DEG48'48"E 41.99 FT TH CONTINUE ALG NWLY BDY LINE N51DEG40'34"E 12.09 FT TH CURVE LEFT RAD 35.00 FT CHD BRG S02DEG46'57"W 21.09 FT TH S14DEG45'00"E 26.70 FT TH N71DEG58'16"W 53.00 FT TO POB OR 6275 PG 1741

Name(s) in which assessed:

MAASER II LLP

All of said property being in the County of Pasco, State of Florida

Unless such certificate shall be redeemed according to the law, the property described in such certificate shall be sold to the highest bidder online at http://pasco.realtaxdeed.com on March 17, 2022 at 10:00 am.

January 27, 2022

Office of Nikki Alvarez-Sowles, Esq. Pasco County Clerk & Comptroller By: Susannah Hennessy Deputy Clerk

Feb. 11, 18, 25; Mar. 4, 2022

22-00235P