

POLK COUNTY LEGAL NOTICES

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
File No. 22-CP-1559
Division: Probate
IN RE: ESTATE OF
WANDA M. SORENSEN
Deceased.

The administration of the estate of Wanda M. Sorensen, deceased, whose date of death was March 24, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9356, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 20, 2022.

Personal Representative:

Stephen D. Sorensen

1145 N. Lakeshore Blvd.

Lake Wales, Florida 33853

Attorney for Personal Representative:
Janet M. Strickland,
FL Bar Number: 137472
Law Office of Janet M. Strickland, P.A.
Attorney for Stephen D. Sorensen
2340 Periwinkle Way, Suite J-1
Sanibel, FL 33957
Telephone: (239) 472-3322
Fax: (239) 472-3302
E-Mail: jmslaw@centurylink.net
Secondary E-Mail:
jmslaw3@centurylink.net
May 20, 27, 2022 22-00765K

FIRST INSERTION

RE-NOTICE OF
FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
10TH JUDICIAL CIRCUIT, IN AND
FOR POLK COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.:

2019CA-003569-0000-00
PINGORA LOAN SERVICING, LLC,
Plaintiff, vs.

CHARLES V. WALL; KEATHEL
CHAUNCEY ESQ., AS
TRUSTEE, UNDER THE POLK
3 LAND TRUST; ESTATES OF
AUBERDALE HOMEOWNERS
ASSOCIATION, INC, A FLORIDA
NONPROFIT CORPORATION;
UNKNOWN TENANT #1 IN
POSSESSION OF THE SUBJECT
PROPERTY; UNKNOWN TENANT
#2 IN POSSESSION OF THE
SUBJECT PROPERTY
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 11th day of May 2022, and entered in Case No. 2019CA-003569-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein PINGORA LOAN SERVICING, LLC is the Plaintiff and ESTATES OF AUBERDALE HOMEOWNERS ASSOCIATION, INC., A FLORIDA NONPROFIT CORPORATION C/O ARTEMIS LIFESTYLES SERVICES, INC. KEATHEL CHAUNCEY ESQ., AS TRUSTEE, UNDER THE POLK 3 LAND TRUST UNKNOWN TENANT # 1 N/K/A THOMAS GRABOWSKI UNKNOWN TENANT # 2 N/K/A MICHELLE GRABOWSKI; and CHARLES V. WALL IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 9th day of August 2022, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 264 ESTATES OF AU-

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022CP0011350000XX
DIVISION: 14
IN RE: ESTATE OF
TANYA LEE CHEWNING,
Deceased.

The administration of the Estate of Tanya Lee Chewning, deceased, whose date of death was August 23, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 32178-0758. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 20, 2022.

Personal Representative:

Kristy Chewning

c/o: Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601

Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
May 20, 27, 2022 22-00766K

FIRST INSERTION

NOTICE OF SALE
UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO: 2021-CA-001637
HOLIDAY INN CLUB VACATIONS,
Plaintiff, v.
MELISSA A. MIESNER,
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated May 9, 2022, in the above-styled cause, the Clerk of Circuit Court Stacy M. Butterfield, CPA, shall sell the subject property at public sale on the 23rd day of June, 2022, at 10:00 am to the highest and best bidder for cash, at www.polk.realforeclose.com on the following described property:

AN UNDIVIDED 1.923% FEE INTEREST IN UNIT 0409 IN THE ORLANDO BREEZE RESORT TIMESHARE PLAN, LOCATED AT 121 EMERALD LOOP, DAVENPORT, FLORIDA 33897 ("PROJECT"), TOGETHER WITH THE EXCLUSIVE RIGHT, AS AMONG THE OTHER OWNERS OF VACATION OWNERSHIP INTERESTS IN THE UNIT, TO OCCUPY THE UNIT DURING USE PERIOD NUMBER 3, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS APURTENANT THERETO OF ORLANDO BREEZE RESORT; ACCORDING TO THE DECLARATION OF RESTRICTIONS, COVENANTS, AND CONDITIONS FOR ORLANDO BREEZE RESORT, RECORDED IN OFFICIAL RECORDS BOOK 06046, PAGES 0473-0535, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, AS AMENDED FROM TIME TO TIME ("DECLARATION").
FREQUENCY: ANNUAL
UNIT TYPE: AMBASSADOR
TOGETHER WITH ALL THE IMPROVEMENTS NOW OR

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
Case Number: 22CP-1564
IN RE: ESTATE OF
Richard A. Vilaro
deceased.

The administration of the estate of Richard A. Vilaro, deceased, Case Number 22CP-1564, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 20, 2022.

Kathleen J. Vilaro

Personal Representative

Address: 6707 Krenson Oaks Circle,
Lakeland, FL 33810
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
May 20, 27, 2022 22-00777K

HEREAFTER ERECTED ON THE PROPERTY, AND ALL EASEMENTS, RIGHTS, APURTENANCES, RENTS AND ALL FIXTURES NOW OR HEREAFTER ATTACHED TO THE PROPERTY, ALL OF WHICH, INCLUDING REPLACEMENTS AND ADDITIONS THERETO, SHALL BE DEEMED TO BE AND REMAIN A PART OF THE PROPERTY COVERED BY THIS MORTGAGE; AND ALL OF THE FOREGOING, TOGETHER WITH SAID PROPERTY ARE HEREIN REFERRED TO AS THE "PROPERTY".

Property Address: Orlando Breeze Resort - 121 Emerald Loop, Davenport, FL 33897

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

Dated: May 16, 2022.

BITMAN, O'BRIEN & MORAT, PLLC
/s/ Bryan Jones
Bryan Jones, Esquire
Florida Bar No.: 91743
bjones@bitman-law.com
kimy@bitman-law.com
255 Primera Blvd., Suite 128
Lake Mary, Florida 32746
Telephone: (407) 815-3110
Facsimile: (407) 815-2040
Attorneys for Plaintiff
May 20, 27, 2022 22-00795K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 2022CP0015750000XX
IN RE: ESTATE OF
CHARLES E. WEEDER,
Deceased.

The administration of the estate of CHARLES E. WEEDER, deceased, whose date of death was February 4, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 20, 2022.

MICHAEL J. PEREZ

Personal Representative

201 East Kennedy Blvd., Suite 1500
Tampa, FL 33602
JORDAN G. LEE
Attorney for Personal Representative
Florida Bar No. 10209
Shutts & Bowen, LLP
4301 W. Boy Scout Blvd., Suite 300
Tampa, FL 33607
Telephone: (813) 227-8183
Email: jlee@shutts.com
Secondary Email: cgrant@shutts.com
May 20, 27, 2022 22-00786K

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT
IN AND FOR POLK COUNTY
PROBATE DIVISION
Case No. 2022CP0012820000XX
IN RE: ESTATE OF
DANIEL EDWARD RILEY,
Deceased.

The administration of the estate of DANIEL EDWARD RILEY, deceased, whose date of death was February 7, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITH-

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

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

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

The date of first publication of this notice is: May 20, 2022.

Signed on this 13th day of May, 2022.

ANDY TUCKER

Personal Representative

505 E Lake Dr.

Sarasota, FL 34232

/s/ Robert (Tad) Drea
ROBERT (TAD) DREA, ESQ.
Attorney for Personal Representative
Florida Bar No. 0081685
ICARD, MERRILL, CULLIS, TIMM,
FUREN & GINSBURG, P.A.
2033 Main St., Suite 600
Sarasota, FL 34237
941-366-8100 Telephone
rdrea@icardmerrill.com - primary
gbagayev@icardmerrill.com -
secondary
01532394-1
May 20, 27, 2022 22-00791K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CASE NO. 2015CA000954000000
PHH MORTGAGE CORPORATION,
Plaintiff, vs.

JENNIFER S. CROFT A/K/A
JENNIFER CROFT N/K/A
JENNIFER MARY SUTTLES, et al.
Defendants

NOTICE IS HEREBY GIVEN pursuant to a Consent Final Judgment in Mortgage Foreclosure dated April 20, 2022, and entered in Case No. 2015CA000954000000, of the Circuit Court of the Tenth Judicial Circuit in and for POLK County, Florida. PHH MORTGAGE CORPORATION, is Plaintiff and JENNIFER S. CROFT A/K/A JENNIFER CROFT N/K/A JENNIFER MARY SUTTLES; ERNEST H. CROFT JR. A/K/A ERNEST H. CROFT; UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT; VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC.; BRIDGEWATER MASTER ASSOCIATION, INC. are defendants. Stacy M. Butterfield, Clerk of Circuit Court for POLK, County Florida will sell to the highest and best bidder for cash Via the Internet at www.polk.realforeclose.com, at 10:00 a.m., on the 21ST day of JUNE, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 31, BLOCK C, VILLAGES

AT BRIDGEWATER VILLAGE
6B, PHASE 1, AS PER PLAT
THEREOF, RECORDED IN
PLAT BOOK 148, PAGE 6-8, OF
THE PUBLIC RECORDS OF
POLK COUNTY, FLORIDA.

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

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

Dated this 16th day of May, 2022
VAN NESS LAW FIRM, PLLC
1239 E. Newport Center Drive,
Suite 110
Deerfield Beach, Florida 33442
Ph: (954) 571-2031
PRIMARY EMAIL:
Pleadings@vanlawfl.com
/s/ J. Anthony Van Ness
J. Anthony Van Ness Esq.
Florida Bar #: 391832
Email: TVanNess@vanlawfl.com
PHH2470-14/sap
May 20, 27, 2022 22-00794K

FIRST INSERTION

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

CASE NO. 2018CA004006000000
AMERIHOME MORTGAGE
COMPANY, LLC,
Plaintiff, vs.

DON LAMASTER, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered September 19, 2019 in Civil Case No. 2018CA004006000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERIHOME MORTGAGE COMPANY, LLC is Plaintiff and DON LAMASTER, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 11, Block F, Crooked Lake
Park Tract Number 2, according
to the map or plat thereof, as re-

corded in Plat Book 39, Page 42,
Public Records of Polk County,
Florida.

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

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

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 0146803
6956135
20-01163-1
May 20, 27, 2022 22-00755K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE COUNTY COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA **CASE NO. 2020CC001843000000 LAKE MEADOWS HOMEOWNERS ASSOCIATION, INC., a Florida non-profit Corporation, Plaintiff, vs. CHANDRADAI SINGH ALAMO; AUGUSTIN ALAMO, et al., Defendant(s).** NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated May 11, 2022 in Case No. 2020CC001843000000 in the County Court in and for Polk County, Florida wherein LAKE MEADOWS HOMEOWNERS ASSOCIATION INC, a Florida non-profit Corporation, is Plaintiff, and CHANDRADAI SINGH ALAMO; AUGUSTIN ALAMO, et al, is the Defendant, I will sell to the highest and best bidder for cash at 10:00 A.M. (Eastern Time) on JUNE 27, 2022. () www.polk.realforeclose.com the Clerk's website for online auctions after first given notice as required by Section 45.031, Florida Statutes, the following described real property as set forth in the Final Judgment, to wit: LOT 71, LAKE MEADOWS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 130 PAGES 39 AND 40, OF PUBLIC RECORDS OF POLK COUNTY,

FLORIDA. A/K/A: 149 VISTA VIEW AVE, EAGLE LAKE, FL 33839. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated: May 13, 2022 FLORIDA COMMUNITY LAW GROUP, P.L. Attorneys for Plaintiff 1855 Griffin Road, Suite A-423 Dania Beach, FL 33004 Tel: (954) 372-5298 Fax: (866) 424-5348 Email: Jared@flcg.com By: /s/ Jared Block Jared Block, Esq. Florida Bar No. 90297 May 20, 27, 2022 22-00778K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA **CASE NO.: 2020CA-000185-0000-00 GATEWAY MORTGAGE GROUP, A DIVISION OF GATEWAY FIRST BANK, Plaintiff, vs. FRANCES REID NOACK A/K/A FRANCES NOACK; SUMMERS CORNER HOMEOWNERS ASSOCIATION, INC; JOHN MICHAEL NOACK; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.** NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure in Rem dated the 6th day of May, 2022, and entered in Case No. 2020CA-000185-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein GATEWAY MORTGAGE GROUP, A DIVISION OF GATEWAY FIRST BANK is the Plaintiff and FRANCES REID NOACK A/K/A FRANCES NOACK SUMMERS CORNER HOMEOWNERS ASSOCIATION, INC UNKNOWN TENANT N/K/A FELICIA DIBABO JOHN MICHAEL NOACK; and UNKNOWN TENANT N/K/A MIKE CLARITY IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the 21st day of June 2022, the following described property as set forth in said Final Judgment, to wit: LOT 102 SUMMERS CORNER, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 162, PAGE 50 THROUGH 52, PUBLIC RE-

CORDS OF POLK COUNTY, FLORIDA. Property Address: 133 ALFORD DR, DAVENPORT, FL 33896 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 13th day of May 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 19-04331 May 20, 27, 2022 22-00776K

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA **CASE NO.: 2021-CA-001661 U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE OF GREENE STREET FUNDING TRUST, Plaintiff, v. IRFAN MARTIN IFTIKHAR; et al., Defendant(s).** NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on May 2, 2022 and entered in Case No. 2021-CA-001661 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein IRFAN MARTIN IFTIKHAR; UNKNOWN SPOUSE OF IRFAN MARTIN IFTIKHAR; UNKNOWN TENANT #1 N/K/A DAWN DOVE; and UNKNOWN TENANT #2 N/K/A ROBERT JOHNSON are the Defendants. The Clerk of the Court, Stacy M. Butterfield, will sell to the highest bidder for cash at www.polk.realforeclose.com on June 14, 2022, at 10:00 AM, the following described real property as set forth in said Final Judgment, to wit: LOT 5, BLOCK V, CROOKED LAKE PARK, TRACT NUMBER 5, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 42, PAGE(S) 42, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

and commonly known as 502 Canal Drive, Lake Wales, FL 33859 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. WITNESS my hand and the seal of the court on May 13, 2022. GHIDOTTI | BERGER LLP Attorneys for Plaintiff 1031 North Miami Beach Blvd North Miami Beach, FL 33162 Telephone: (305) 501.2808 Facsimile: (954) 780.5578 By: /s/ Tara L. Rosenfeld Chase A. Berger, Esq. Florida Bar No.: 083794 Tara L. Rosenfeld, Esq. Florida Bar No. 0059454 fpleadings@ghidottiberger.com May 20, 27, 2022 22-00779K

FIRST INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA GENERAL JURISDICTION DIVISION **CASE NO. 2018CA004554000000 U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR RCF 2 ACQUISITION TRUST C/O U.S. BANK TRUST NATIONAL ASSOCIATION; Plaintiff, vs. CAROL AITKEN, CAROL B. AITKEN, ET.AL; Defendants** NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated May 6th, 2022, in the above-styled cause, I will sell to the highest and best bidder for cash beginning at 10:00 AM at http://www.polk.realforeclose.com, on June 7th, 2022, the following described property: LOT 36, BERMUDA POINTE, TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 97, PAGE 6, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1944 SOUTHERN DUNES BLVD., HAINES CITY, FL 33844 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM

THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. If you are a person with a disability who needs any accommodation 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 at (863) 534-4686/(863) 534-4686 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Donna Evertz, Esq. Florida Bar No. 19232 Attorneys for Plaintiff Marinosci Law Group, P.C. 100 West Cypress Creek Road, Suite 1045 Fort Lauderdale, FL 33309 Phone: (954) 644-8704; Fax: (954) 772-9601 ServiceFL@mlg-defaultlaw.com ServiceFL2@mlg-defaultlaw.com MLG No.: 18-08204 / CASE NO.: 2018CA004554000000 May 20, 27, 2022 22-00781K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA **CASE NO.: 2018CA000621000000 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2004-AB1, Plaintiff, v. RON KOEKOEK; RUTH DAVILA-KOEKOEK A/K/A RUTH KOEKOEK; GLENRIDGE HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC.; FLORIDA HOUSING FINANCE CORPORATION; CLERK OF COURT POLK COUNTY, FLORIDA; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2, Defendants.** NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated April 14, 2022 entered in Civil Case No. 2018CA000621000000 in the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET BACKED CERTIFICATES, SERIES 2004-AB1, Plaintiff and RON KOEKOEK; RUTH DAVILA-KOEKOEK A/K/A RUTH KOEKOEK; GLENRIDGE HOMEOWNERS ASSOCIATION OF POLK COUNTY, INC.; FLORIDA HOUSING FINANCE CORPORATION; CLERK OF COURT POLK COUNTY, FLORIDA, are defendants, Stacy M. Butterfield, Clerk of Court, will sell the property at public

sale at www.polk.realforeclose.com beginning at 10:00 AM on June 13, 2022 the following described property as set forth in said Final Judgment, to-wit: LOT 115, BLOCK B, GLENRIDGE PHASE THREE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 98, PAGE 14 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 7929 Ridgeglen Circle E., Lakeland, Florida 33809 ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Kelley Kronenberg 10360 West State Road 84 Fort Lauderdale, FL 33324 Phone: (954) 370-9970 Fax: (954) 252-4571 Service E-mail: fltrealprop@kelleykronenberg.com /s/ Jason M. Vanslette Jason M. Vanslette, Esq. FBN: 92121 File No: M170662-JMV Case No.: 2018CA000621000000 May 20, 27, 2022 22-00782K

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION: **CASE NO.: 2019CA-000708-0000-00 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. ANNETTE JOHNSON; CLERK OF THE CIRCUIT COURT OF POLK COUNTY, FLORIDA; HOUSING FINANCE AUTHORITY OF PINELLAS COUNTY; MIDLAND FUNDING LLC; NORMANDY HEIGHTS HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; HENRY JOHNSON A/K/A HENRY D. JOHNSON; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.** NOTICE IS HEREBY GIVEN pursuant to an Order Resetting Foreclosure Sale dated the 11th day of May 2022, and entered in Case No. 2019CA-000708-0000-00, of the Circuit Court of the 10TH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and ANNETTE JOHNSON CLERK OF THE CIRCUIT COURT OF POLK COUNTY, FLORIDA HOUSING FINANCE AUTHORITY OF PINELLAS COUNTY MIDLAND FUNDING LLC NORMANDY HEIGHTS HOMEOWNERS ASSOCIATION, INC. UNITED STATES OF AMERICA, ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT HENRY JOHNSON A/K/A HENRY D. JOHNSON; and UNKNOWN TENANT N/K/A TIARA BARNHILL IN POSSESSION OF THE SUBJECT PROPERTY are defendants. STACY M. BUTTERFIELD, CPA as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com at 10:00 AM on the

27th day of June 2022, the following described property as set forth in said Final Judgment, to wit: LOT 112, NORMANDY HEIGHTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 140, PAGE 40, OF THE PUBLIC RECORDS OF POLK COUNTY Property Address: 1169 NORMANDY HEIGHTS CIR, WINTER HAVEN, FL 33880 IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 17th day of May 2022. By: /s/ Lindsay Maisonet, Esq. Lindsay Maisonet, Esq. Florida Bar Number: 93156 Submitted by: De Cubas & Lewis, P.A. P.O. Box 771270 Coral Springs, FL 33077 Telephone: (954) 453-0365 Facsimile: (954) 771-6052 Toll Free: 1-800-441-2438 DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 eservice@decubaslewis.com 19-00256 May 20, 27, 2022 22-00783K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA **CASE NO.: 2019CA002639000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F, Plaintiff, VS. KENYA L. LEWIS A/K/A KENYA BRYANT A/K/A KENYA LEWIS A/K/A KENYA LYNETTE LEWIS; et al., Defendant(s).** NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on April 20, 2022 in Civil Case No. 2019CA002639000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH MORTGAGE LOAN TRUST F is the Plaintiff, and KENYA L. LEWIS A/K/A KENYA BRYANT A/K/A KENYA LEWIS; COPPER RIDGE ESTATES OF POLK COUNTY HOMEOWNERS ASSOCIATION, INC.; COPPER RIDGE MASTER ASSOCIATION, INC.; FLORIDA HOUSING FINANCE CORPORATION; DAMIAN RASHON BRYANT; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants. The Clerk of the Court, Stacy M. But-

terfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on June 7, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit: LOT 273, COPPER RIDGE ESTATES PHASE TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 130, PAGES 46 AND 47, PUBLIC RECORDS OF POLK COUNTY, FLORIDA Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Dated this 10 day of March, 2022. ALDRIDGE PITE, LLP Attorney for Plaintiff 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 Telephone: 561-392-6391 Facsimile: 561-392-6965 By: Digitally signed by Zachary Ullman Date: 2022-05-10 11:55:26 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1221-5302B May 20, 27, 2022 22-00760K

FIRST INSERTION

Affordable secure Storage-Lakeland 1925 George Jenkins Blvd Lakeland, FL 33815 863-682-2988 Personal Property consisting of sofas, TVs, clothes, boxes, household goods, totes, boat and trailer and other personal property used in home, office, or garage will be sold or otherwise disposed of at public sales on the dates and times indicated below to satisfy owners lien for rent and fees due in accordance with Florida Statutes: Self storage act, Sections 83.806 and 83.807. all items or spaces may not be available for sale. Cash or Credit cards only for all pur-

chases & tax resale certificates required if applicable. A14 Florence Davis B43/B44 Tural Lee C46 Wayne Combe A01 Xarvious Mosley M02 Shanita Myers A25 Sherri Fairchild C05 Chelsea Rawlings D14 Sheila Jennings C26 James Whipple B07 Shirley Morris D06 Derral Wright Auction date: 06.29.2022 May 20, 27, 2022 22-00788K

FIRST INSERTION

Notice is hereby given that YESSENIA MANZUETA, OWNER, desiring to engage in business under the fictitious name of TEAMNATURAL located at 122 E PARK AVE, LAKE WALES, FLORIDA 33853 intends to register the said name in POLK county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes. May 20, 2022 22-00792K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION **CASE NO.: 2019CA000312000000 NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING Plaintiff(s), vs. CAROL A. ERDLY; et al., Defendant(s).** NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on April 29, 2022 in the above-captioned action, the Clerk of Court, Stacy M. Butterfield, will sell to the highest and best bidder for cash at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 14th day of June, 2022 at 10:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit: Lot 16 in Block H of JAN PHYL VILLAGE UNIT NUMBER SIXTEEN, according to the plat thereof recorded in Plat Book 61, Page 17, of the Public Records of Polk County, Florida. Property address: 306 Fern Road, Winter Haven, FL 33880 Any person claiming an interest in the

surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. Respectfully submitted, Heather L. Griffiths PADGETT LAW GROUP HEATHER GRIFFITHS, ESQ. Florida Bar # 91444 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 (850) 422-2520 (telephone) (850) 422-2567 (facsimile) attorney@padgettlawgroup.com Attorney for Plaintiff NewRez vs. Carol A. Erdly TDP File No. 18-012259-1 May 20, 27, 2022 22-00780K

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

SAVE TIME E-mail your Legal Notice legal@businessobserverfl.com

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION
Case No. 2016CA004098000000
Ocwen Loan Servicing, LLC, Plaintiff, vs.
Johnnie Coleman, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2016CA004098000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Ocwen Loan Servicing, LLC is the Plaintiff and Johnnie Coleman; Kareen L. Coleman; Spanish Oaks of Central Florida Homeowners Association, Inc. are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00 AM on the 14th day of June, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 46 SPANISH OAKS, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 130, PAGE(S) 35 AND 36, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 11th day of May, 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/ Julie York
Julie York, Esq.
Florida Bar No. 55337
Case No. 2016CA004098000000
File # 16-F07885
May 20, 27, 2022 22-00759K

FIRST INSERTION

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

CASE NO.: 2021-CA-002387
ALDEA RESERVE HOME OWNERS ASSOCIATION, Inc., a Florida not for profit corporation, Plaintiff, vs.
JEROME DUROSIER; DANIE P. DUROSIER; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN TENANT ONE; and UNKNOWN TENANT TWO, Defendants.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure dated April 30, 2022, and entered herein, the property situated in Polk County, Florida, to wit:

Lot 120, Aldea Reserve, according to the map or plat thereof, as recorded in Plat Book 135, Page(s) 23, of the Public Records of Polk County, Florida, a/k/a 418 Vitoria Road, Davenport, FL 33837

will be sold to the highest and best bidder at https://www.polk.realforeclose.com at 10:00 a.m. on this on this 3rd day of June, 2022.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within sixty (60) days after the sale.

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

Clerk of the Court
As Deputy Clerk
(Court Seal)

Submitted by:
Anthony T. Paris, Esquire
Florida Bar No. 127186
Saydah Law Firm
7250 Red Bug Lake Road, Suite 1012
Oviedo, Florida 32765
Attorney for Plaintiff
Phone: 407-956-1080
(00144263.1)
May 20, 27, 2022 22-00775K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2018CA002790000000 WELLS FARGO BANK, NA, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF WILLIAM L. ANDERSON, DECEASED; et al., Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on August 27, 2019 in Civil Case No. 2018CA002790000000, of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein, WELLS FARGO BANK, NA is the Plaintiff, and UNKNOWN HEIRS BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEEES,; CARMEL FINANCIAL CORP; WILLIAM S. RIDLEY; LINDA P. RIDLEY; UNKNOWN TENANT 1 N/K/A WILLIAM WALTER; UNKNOWN TENANT 2 N/K/A JANET "SUE" KOONTZ; JANET "SUE" KOONTZ AS PERSONAL REPRESENTATIVE OF THE ESTATE OF; JANET KOONTZ; MICHAEL LEE KOONTZ; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEEES, OR OTHER CLAIMANTS are Defendants.

The Clerk of the Court, Stacy M. Butterfield, CPA will sell to the highest bidder for cash at www.polk.realforeclose.com on June 9, 2022 at 10:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF FLORIDA, COUNTY OF POLK CITY OF LAKELAND, AND DESCRIBED AS FOLLOWS:

FOR A POINT OF BEGINNING, COMMENCE AT THE NORTHWEST CORNER OF LOT 7, OF WEST END FARMS, ACCORDING TO PLAT THEREOF RECORDED IN PLAT BOOK 3, PAGE 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA; SAID PROPERTY BEING LOCATED IN SECTION 23, TOWNSHIP 28 SOUTH, RANGE 23 EAST, THENCE SOUTH 89 DEGREES 55 MINUTES EAST A DISTANCE OF 40 FEET FOR POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 0 DEGREES 12 MINUTES 20 SECONDS EAST A DISTANCE OF 316.17 FEET; THENCE SOUTH 89 DEGREES 55 MINUTES EAST A DISTANCE OF 290.75 FEET; THENCE NORTH 0 DEGREES 12 MINUTES 20 SECONDS WEST A DISTANCE OF 316.01 FEET; THENCE NORTH 89 DEGREES 56 MINUTES 20 SECONDS WEST A DISTANCE OF 290.75 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION. COMMENCING AT THE NORTHWEST CORNER OF LOT 7, OF WEST END FARMS, AS RECORDED IN PLAT BOOK 3, PAGE 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, RUN SOUTH 89 DEGREES 55 MINUTES EAST, ALONG THE NORTH BOUNDARY OF LOT

7,330.75 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 89 DEGREES 55 MINUTES EAST 100.0 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 20 SECONDS EAST, 240.00 FEET; THENCE NORTH 89 DEGREES 55 MINUTES WEST, 100.0 FEET; THENCE NORTH 0 DEGREES 12 MINUTES 20 SECONDS WEST, 240.0 FEET TO THE POINT OF BEGINNING. TAX/PARCEL NO. 23-28-23-095500-000702 ALSO KNOWN AS: 904 S WABASH AVE, LAKELAND, FLORIDA 33815

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

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

Dated this 11 day of May, 2022.
ALDRIDGE PITE, LLP
Attorney for Plaintiff
1615 South Congress Avenue, Suite 200
Delray Beach, FL 33445
Telephone: 561-392-6391
Facsimile: 561-392-6965
By: Digitally signed by Zachary Ullman
Date: 2022-05-11 13:28:13
FBN: 106751
Primary E-Mail:
ServiceMail@aldridgepite.com
1113-1903B
May 20, 27, 2022 22-00757K

FIRST INSERTION

NOTICE OF SALE UNDER F.S. CHAPTER 45 IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

CASE NO: 2018-CA-003936
U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR THE AFC MORTGAGE LOAN ASSET BACKED NOTES, SERIES 1999-4, Plaintiff v. THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, CREDITORS AND TRUSTEES OF THE ESTATE OF CHARLOTTE UPCHURCH, DECEASED; ET AL., Defendant(s), NOTICE IS GIVEN that, in accordance with the Consent Final Judgment of Foreclosure dated October 11, 2021, Amended Consent Final Judgment of Foreclosure dated December 1, 2021, and the Order on Plaintiff's Motion to Reschedule Foreclosure Sale dated April 20, 2022, in the above-styled cause, the Clerk of Circuit Court Stacy M. Butterfield, CPA, shall sell the subject property at public sale on the 21st day of June, 2022, at 10 am to the highest and best bidder for cash, www.polk.realforeclose.com on the following described property:

LOT 11, PEACE RIVER DEVELOPMENT, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 78, PAGE 44, PUBLIC RECORDS OF POLK COUNTY, FLORIDA TOGETHER WITH MOBILE HOME VIN NUMBER N16570A AND N16570B. TITLE NUMBERS 73130703 AND 73130702.

Property Address: 621 Morgan Road, Winter Haven, FL 33880.

Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

Dated: May 11, 2022.
BITMAN, O'BRIEN & MORAT, PLLC /s/Wendy Griffith
Wendy Griffith, Esquire
Florida Bar No.: 72840
wgriffith@bitman-law.com
kimy@bitman-law.com
255 Primera Blvd.,
Suite 128
Lake Mary, Florida 32746
Telephone: (407) 815-3110
Facsimile: (407) 815-3111
Attorneys for Plaintiff
May 20, 27, 2022 22-00761K

FIRST INSERTION

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

PROBATE DIVISION
FILE NO.: 2022CP0012100000XX
DIVISION: 14
IN RE: ESTATE OF LINDA KAY ARNOLD, Deceased.

The administration of the Estate of Linda Kay Arnold, deceased, whose date of death was February 10, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 33831. The names and addresses of the personal representatives and the personal representatives' attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 20, 2022.

Personal Representative:
Byrl Arnold
c/o Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Personal Representative:
Matthew Arnold
c/o Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Attorney for Personal Representatives:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
May 20, 27, 2022 22-00787K

FIRST INSERTION

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

CASE NO. 2020CA000280000000
Wells Fargo Bank, N.A., Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Ernest A. Kong, Deceased, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2020CA000280000000 of the Circuit Court of the TENTH Judicial Circuit, in and for Polk County, Florida, wherein Wells Fargo Bank, N.A. is the Plaintiff and The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Ernest A. Kong, Deceased; JOYCE L. KONG; Association of Poinciana Villages, Inc.; CAROL A. KONG F/K/A CAROL A. MEYER; Poinciana Village Seven Association, Inc. are the Defendants, that Stacy M. Butterfield, Polk County Clerk of Court will sell to the highest and best bidder for cash at, www.polk.realforeclose.com, beginning at 10:00AM on the 15th day of June, 2022, the following described property as set forth in said Final Judgment, to wit: LOT 27, BLOCK 1116, OF POIN-

FIRST INSERTION

Notice of Self Storage Sale
Please take notice Midgard Self Storage - Mulberry located at 6615 N Church Ave, Mulberry, FL 33860 intends to hold a sale to sell the property stored at the Facility by the below list of Occupant who is in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 6/8/2022 at 1:00pm. Unless stated otherwise the description of the contents are household goods and furnishings. Carl Shelton unit #605; Jerusha Siebenthal unit #751. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
May 20, 27, 2022 22-00768K

FIRST INSERTION

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

GENERAL JURISDICTION DIVISION
CASE NO. 53-2020-CA-000104
AMERIHOM MORTGAGE COMPANY, LLC, Plaintiff, vs.
CHRIS MICHAEL ASSELIN A/K/A CHRISTOPHER MICHAEL ASSELIN, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 28, 2022 in Civil Case No. 53-2020-CA-000104 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein AMERIHOM MORTGAGE COMPANY, LLC is Plaintiff and CHRIS MICHAEL ASSELIN A/K/A CHRISTOPHER MICHAEL ASSELIN, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 15th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 24, Villages at Bridgewater Village 1, according to the map or plat thereof, recorded in Plat Book 152, Pages 4 and 5, of the Public Records of Polk County, Florida.

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

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

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 0146803
6956067
20-01289-2
May 20, 27, 2022 22-00756K

FIRST INSERTION

CIANA NEIGHBORHOOD 5, VILLAGE 7, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 53, PAGES 19 THROUGH 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

Dated this 11th day of May, 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/ Julie York
Julie York, Esq.
Florida Bar No. 55337
Case No. 2020CA000280000000
File # 19-F02620
May 20, 27, 2022 22-00758K

FIRST INSERTION

Notice of Self Storage Sale
Please take notice A+ Storage - Winter Haven located at 2700 Eloise Loop Road, Winter Haven, FL 33884 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storageauctions.com on 6/6/2022 at 11:00am. Unless stated otherwise the description of the contents are household goods and furnishings. Sascha Davis unit #2226; Kayla Gebhart unit #3354. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
May 20, 27, 2022 22-00767K

FIRST INSERTION

NOTICE OF SALE IN THE COUNTY COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
UCN: 2021-CC-006328-MO
HIGHLAND CREST HOMEOWNERS ASSOCIATION, INC., Plaintiff, vs. MICHELE L. KASEMAN, AND UNKNOWN TENANTS, Defendants.

Notice is hereby given that pursuant to Paragraph 5 of the Final Judgment of Foreclosure entered in the case pending in the County Court for the Tenth Judicial Circuit in and for Polk County, Florida, Case No. 2021-CC-006328-MO, the Clerk of the Court, Polk County - 10th Judicial Circuit, shall sell the property situated in said county, described as:

LOT 81, HIGHLAND CREST PHASE TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 125, PAGE 11, PUBLIC RECORDS OF POLK COUNTY, FLORIDA at public sale, to the highest and best bidder for cash at 10:00 a.m. Eastern Time on June 14, 2022. The sale shall be conducted online at http://www.polk.realforeclose.com. Any person claiming an interest in the surplus proceeds from the sale, if any, other than the property owner as of the date of the

notice, must file a claim within 60 days after the sale.

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

Dated this 17th day of May, 2022.
RABIN PARKER GURLEY, P.A.
28059 U.S. Highway 19 North, Suite 301
Clearwater, Florida 33761
Telephone: (727)475-5535
Facsimile: (727)723-1131
For Electronic Service: Pleadings@rpglaw.com
Counsel for Plaintiff
By: /s/ John D. Kimbrough III
Monique E. Parker,
Florida Bar No. 0669210
Bennett L. Rabin,
Florida Bar No. 0394580
Adam C. Gurley,
Florida Bar No. 0112519
John D. Kimbrough III,
Florida Bar No.: 1018111
10462-006
May 20, 27, 2022 22-00796K

FIRST INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION
Case #: 2019CA005176000000
DIVISION: 8
Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I Plaintiff, vs.- THE UNKNOWN HEIRS, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER, OR AGAINST, EUNICE SEAY, DECEASED; UNITED WHOLESALE MORTGAGE; ANGELIA DENISE HALL; UNKNOWN PARTY #1, UNKNOWN PARTY #2, UNKNOWN PARTY #3, AND UNKNOWN PARTY #4 THE NAMES BEING FICTITIOUS TO ACCOUNT FOR PARTIES IN POSSESSION Defendant(s).

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, or other Claimants claiming by, through, under, or against, Eunice Seay, deceased;
LAST KNOWN ADDRESS: UNKNOWN
Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris.

YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being situated in Polk County, Florida, more particularly described as follows:
LOT 56 OF LAKE PIERCE RANCHETTES, ACCORD-

ING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 71, AT PAGE 19, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND APPURTENANCE THERETO, DESCRIBED AS A 2004 MOBILE HOME BEARING TITLE NUMBERS: 92476169 AND 92476351; VIN NUMBERS: 20620560SA AND 20620560SB
more commonly known as 4080 Silver Spur Loop, Lake Wales, FL 33898.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the 10 day of May, 2022.
Default Date: June 16, 2022

Stacy M. Butterfield
Circuit and County Courts (SEAL) By: Asuncion Nieves
Deputy Clerk
LOGS LEGAL GROUP LLP,
Attorneys for Plaintiff,
2424 North Federal Highway,
Suite 360,
Boca Raton, FL 33431
21-325062 FC01 CGG
May 20, 27, 2022 22-00785K

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.: 2022-CA-000466

LAKEVIEW LOAN SERVICING, LLC, Plaintiff, v. CRAIG BAILEY, et al., Defendants.

TO: Craig Bailey
2130 Geneva Drive
Lakeland, FL 33805
Mary Bailey
2130 Geneva Drive
Lakeland, FL 33805
Unknown Party in Possession 1
2130 Geneva Drive
Lakeland, FL 33805
Unknown Party in Possession 2
2130 Geneva Drive
Lakeland, FL 33805

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property in Polk County, Florida:
Lot 45, Block A, VILLAGES AT BRIDGEWATER VILLAGE 2, according to the plat thereof, recorded in Plat Book 139, Page(s) 44 through 46, inclusive, of the Public Records of Polk County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiff's 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, and file the original with the Clerk of this Court either before service on the Plaintiff's 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 the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Polk County, Florida, this 10 day of May, 2022.

Default Date: June 16, 2022
Stacy M. Butterfield
as Clerk of the Circuit Court of Polk County, Florida
By: /s/ Asuncion Nieves
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789
May 20, 27, 2022 22-00784K

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA

GENERAL JURISDICTION DIVISION
Case No. 53-2022-CA-001267

Wells Fargo Bank, N.A. Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Shirley A. Salyer, Deceased; et al. Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Shirley A. Salyer, Deceased
Last Known Address: Unknown

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida:
LOT 10, BLOCK 19 OF THE TOWN OF DAVENPORT, FLORIDA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 58 AND 59 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, 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 6-13-22, 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.

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

DATED ON 5-6-22
Stacy M. Butterfield
As Clerk of the Court
By: /s/ Lori Armijo
As Deputy Clerk

Julie York, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Case No. 53-2022-CA-001267
File # 22-F00222
May 20, 27, 2022 22-00764K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 53-2020-CA-000716

FLAGSTAR BANK, FSB, Plaintiff, vs. TERESA M. SMITH A/K/A TERESA SMITH, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered April 27, 2022 in Civil Case No. 53-2020-CA-000716 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein FLAGSTAR BANK, FSB is Plaintiff and TERESA M. SMITH A/K/A TERESA SMITH, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 13th day of June, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 119, SUNSET RIDGE PHASE I, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 118, PAGE 27, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

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

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

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 0146803
6956161
20-00020-4
May 20, 27, 2022 22-00754K

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2022CA000242000000

Global Proceeds, LLC Plaintiff, vs. The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Rosalia Baker a/k/a Rosalia M. Baker a/k/a Rosalia Mildred Baker, Deceased; et al. Defendants.

TO: Victoria Rose Plaisir
Last Known Address: 280 Sierra Dr. Apt. B210 Miami, FL 33179

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

THE EAST 70 FEET OF LOTS 20, 21, AND 22, DAISY D. BOOTH'S ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN DEED BOOK 48, PAGE 24, PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, 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 June 15, 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.

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

DATED ON MAY 09 2022.
Stacy M. Butterfield
As Clerk of the Court
By: /s/ Asuncion Nieves
As Deputy Clerk

Julie York, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Case No. 2022CA000242000000
File #21-F01279
May 20, 27, 2022 22-00799K

FIRST INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 53-2022-CA-000301

NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY, Plaintiff, vs. CAROLYN EDITH VALDERRAMA, AS TRUSTEE OF THE CAROLYN EDITH VALDERRAMA LIVING TRUST, et al, Defendant(s).

TO: THE UNKNOWN BENEFICIARIES OF THE CAROLYN EDITH VALDERRAMA LIVING TRUST
Last Known Address: Unknown
Current Address: Unknown

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

LOT 9 OF ROBSON ACRES SUBDIVISION, A RECORDED SUBDIVISION IN POLK COUNTY RECORDS, RECORDED IN PLAT BOOK 79, PAGE(S) 36 TOWNSHIP 26 SOUTH RANGE 23 EAST, A PART OF SECTIONS 1 AND 12. TOGETHER WITH A MOBILE HOME LOCATED THEREON AS A PERMANENT FIXTURE AND APPURTENANCE THERETO, DESCRIBED AS A 1989 CHAD DOUBLEWIDE HOME BEARING TITLE NUMBERS: 47879423 AND 50959761; VIN NUMBERS: GAFLK05A15935CW AND GAFLK05B15935CW.

A/K/A 325 J E H ROAD LAKE-LAND FL 33809

has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer.

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

Default - 6-20-22
WITNESS my hand and the seal of this court on this 12th day of May, 2022.

Stacy M. Butterfield
Clerk of the Circuit Court (SEAL) By: Lori Armijo
Deputy Clerk

Albertelli Law
P.O. Box 23028
Tampa, FL 33623
- 21-006943
May 20, 27, 2022 22-00798K

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of ELITE GODDESS : Located at 433 18th St SE # 433 : Polk County in the City of Winter Haven : Florida, 33884-1139 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.
Dated at Winter Haven Florida, this May day of 11, 2022
PIERRE-LOUIS SHIRLEY
May 20, 2022 22-00770K

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Samantha The Oracle LLC located at 900 Old Combee Rd Lot 164 in the City of Lakeland, Polk County, FL 33805 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.
Dated this 18th day of May, 2022.
Samantha L Carpenter
May 20, 2022 22-00800K

FIRST INSERTION

Notice Under Fictitious Name Law Pursuant to Section 865.09, Florida Statutes

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of AVPL1 HEALTHCARE : Located at PO Box 25146 : Polk County in the City of Lake-

land : Florida, 33802-5146 intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated at Lakeland Florida, this May day of 11, 2022
BROOKS VERONICA PATRICIA
May 20, 2022 22-00769K

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

SAVE TIME
E-mail your Legal Notice
legal@businessobserverfl.com

FIRST INSERTION

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

CASE NO. 53-2022-CA-000612
ROCKET MORTGAGE, LLC F/K/A
QUICKEN LOANS, LLC F/K/A
QUICKEN LOANS INC.,
Plaintiff, vs.

ALAN D. WILLIAMS, et al.

Defendants.

To the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH, UN-
DER, AND AGAINST THE ESTATE
OF LOINE R. CARMICHAEL F/K/A
LOINE WILSON, WHETHER SAID
UNKNOWN PARTIES MAY CLAIM
AN INTEREST AS SPOUSES, HEIRS,
DEVISEES, GRANTEEES, OR OTHER
CLAIMANTS

ADDRESS: UNKNOWN

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

LOT 24, GARDEN GROVE
PINES, THE WEST 85 FEET
OF THE EAST 700 FEET OF
THE NORTH 115 FEET OF
THE SOUTH 230 FEET OF
THE NORTHEAST 1/4 OF THE
SOUTHEAST 1/4 OF SECTION
35, TOWNSHIP 28 SOUTH,
RANGE 26 EAST, POLK
COUNTY, FLORIDA.

has been filed against you and you are
required to serve a copy of you written
defenses, if any, to it, on McCalla
Raymer Leibert Pierce, LLC, Sara
Collins, Attorney for Plaintiff, whose

address is 225 East Robinson Street,
Suite 155, Orlando, FL 32801 on or
before June 15, 2022, a date which is
within thirty (30) days after the first
publication of this Notice in The Busi-
ness Observer (Polk) and file the origi-
nal with the Clerk of this Court either
before service on Plaintiff's attorney
or immediately thereafter; otherwise a
default will be entered against you for
the relief demand in the complaint.

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

WITNESS my hand and seal of this
Court this day of MAY 09 2022.

Stacy M. Butterfield
Clerk of the Court
By /s/ Asuncion Nieves
As Deputy Clerk

MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 E. Robinson St. Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Email: MRSservice@mccalla.com
6941187
22-00129-1
May 20, 27, 2022 22-00762K

FIRST INSERTION

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

CASE NO. 2022CA001006000000
MIDFIRST BANK,
Plaintiff, vs.
LUIS FELIPE
MONGE JIMENEZ, et al.
Defendants.

To the following Defendant(s):
ANY AND ALL UNKNOWN PARTIES
CLAIMING BY, THROUGH, UNDER,
AND AGAINST THE ESTATE OF
MARIA LUISA MONGE, WHETHER
SAID UNKNOWN PARTIES MAY
CLAIM AN INTEREST AS SPOUSES,
HEIRS, DEVISEES, GRANTEEES, OR
OTHER CLAIMANTS

ADDRESS: UNKNOWN

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

LOT 69, LAKESIDE LAND-
INGS PHASE 3, ACCORDING
TO THE PLAT AS RECORDED
IN PLAT BOOK 168, PAGES 5
THROUGH 7, OF THE PUBLIC
RECORDS OF POLK COUNTY,
FLORIDA.

has been filed against you and you are
required to serve a copy of you writ-
ten defenses, if any, to it, on McCalla
Raymer Leibert Pierce, LLC, Sara Col-
lins, Attorney for Plaintiff, whose ad-
dress is 225 East Robinson Street, Suite
155, Orlando, FL 32801 on or before
June 15, 2022, a date which is within
thirty (30) days after the first publica-
tion of this Notice in The Business Ob-
server (Polk) and file the original with
the Clerk of this Court either before
service on Plaintiff's attorney or im-
mediately thereafter; otherwise a default
will be entered against you for the relief
demand in the complaint.

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

WITNESS my hand and seal of this
Court this 9 day of May, 2022.

Stacy M. Butterfield
Clerk of the Court
By /s/ Asuncion Nieves
As Deputy Clerk

MCCALLA RAYMER
LEIBERT PIERCE, LLC
225 E. Robinson St.
Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Email: MRSservice@mccalla.com
6946945
22-00527-1
May 20, 27, 2022 22-00763K

FIRST INSERTION

Notice is hereby given that TAYLOR
LEMONDS, OWNER, desiring to en-
gage in business under the fictitious
name of PAINTING WITH A TWIST
located at 6264 CYPRESS GARDENS
BLVD, WINTER HAVEN, FLORIDA
33884 intends to register the said name
in POLK county with the Division of
Corporations, Florida Department of
State, pursuant to section 865.09 of the
Florida Statutes.

May 20, 2022 22-00789K

FIRST INSERTION

Notice Under Fictitious Name Law
Pursuant to Section 865.09,
Florida Statutes

NOTICE IS HEREBY GIVEN that
the undersigned, desiring to engage
in business under the fictitious name
of INDIGO CHAMPIONS RIDGE :
Located at 1005 Champions Ridge :
Polk County in the City of Davenport
: Florida, 33896 intends to register
the said name with the Division of
Corporations of the Florida Department
of State, Tallahassee, Florida.
Dated at Davenport Florida, this May
day of 11, 2022

INDIGO AT CHAMPIONS GATE LLC
May 20, 2022 22-00771K

FIRST INSERTION

Notice Under Fictitious Name Law
Pursuant to Section 865.09,
Florida Statutes

NOTICE IS HEREBY GIVEN that the
undersigned, desiring to engage in busi-
ness under the fictitious name of FIRST
DUE PRESSURE WASHING : Located
at 2170 Sutton Ridge Ave : Polk County
in the City of Lakeland : Florida, 33810-
0834 intends to register the said name
with the Division of Corporations of the
Florida Department of State, Tallahas-
see, Florida.
Dated at Lakeland Florida, this May
day of 11, 2022

KELLEY MICHAEL SHAWN
May 20, 2022 22-00772K

FIRST INSERTION

Notice is hereby given that SUE SO-
RIANO, OWNER, desiring to engage
in business under the fictitious name of
SUES JMC CONSULTING located at
118 SHADDOCK DRIVE, AUBURN-
DALE, FLORIDA 33823 intends to
register the said name in POLK county
with the Division of Corporations, Florida
Department of State, pursuant to
section 865.09 of the Florida Statutes.
May 20, 2022 22-00773K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF SALE

Notice is hereby given that, pursuant to
Florida Statute §715.109, the following
property:

Entry table, Dining room table
w/ 8 chairs, Bar stools (4), Tv
(3), TV stand, Coffee table, couch
w/ pillow, end table, lamps (6),
night stands (5), mattresses, box
springs, bed frames, bedding, Crib,
Dressers (3), washer/dryer, patio
table / chairs / lounge chairs, misc.
kitchenware, appliances, utensils/
dinnerware, garbage can, art work,
clock, wall hangings, curtains / rods,
faux plants, misc. bathware, rugs,
ironing board, vacuum, hi-chair,
pool safety gate.

will be sold at public sale, to the high-
est and best bidder, for cash, at 10:00
a.m. on the 27th day of May, 2022,
at 212 Ocean Course Ave., Davenport,
FL 33896, previously owned by Zan Li
and occupied by Zan Li and/or unknown
tenants/occupants, in satisfaction of
storage costs and costs of advertising
and sale.

/s/ August J. Stanton, III
Gasdick Stanton Early, P.A.
1601 W. Colonial Drive
Orlando, Florida 32804
(407) 423-5203
Attorney for Lienor
May 13, 20, 2022 22-00730K

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

CASE NO. 2019CA004637000000
ALLY BANK,
Plaintiff, vs.
HECTOR MANUEL CABAN
RAMOS A/K/A
HECTOR M. CABAN, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant
to a Summary Final Judgment of Fore-
closure entered April 27, 2022 in Civil
Case No. 2019CA004637000000 of

the Circuit Court of the TENTH Judi-
cial Circuit in and for Polk County, Bar-
tow, Florida, wherein ALLY BANK is
Plaintiff and HECTOR MANUEL CABAN
RAMOS A/K/A HECTOR M. CABAN,
et al., are Defendants, the Clerk of
Court, STACY BUTTERFIELD, CPA,
will sell to the highest and best bidder
for cash electronically at www.polk.
realforeclose.com in accordance with
Chapter 45, Florida Statutes on the
13th day of June, 2022 at 10:00 AM on
the following described property as set
forth in said Summary Final Judgment,
to-wit:

LOT 36, EMERALD ESTATES
UNIT NO. 2, ACCORDING TO
THE MAP OR PLAT THERE-

FIRST INSERTION

OF, AS RECORDED IN PLAT
BOOK 67, PAGE(S) 17, OF THE
PUBLIC RECORDS OF POLK
COUNTY, FLORIDA.

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

If you are a person with a disability
who needs any accommodation in order
to participate in this proceeding, you
are entitled, at no cost to you, to the
provision of certain assistance. Please
contact the Office of the Court Admin-
istrator, 255 N. Broadway Avenue, Bar-
tow, Florida 33830, (863) 534-4686,
at least 7 days before your scheduled

court appearance, or immediately upon
receiving this notification if the time
before the scheduled appearance is less
than 7 days; if you are hearing or voice
impaired, call 711.

/s/ Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLC
Attorney for Plaintiff
110 SE 6th Street, Suite 2400
Fort Lauderdale, FL 33301
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRSservice@mccalla.com
Fla. Bar No.: 0146803
6956114
19-00126-4
May 20, 27, 2022 22-00753K

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022CP0010540000XX
DIVISION: 14
IN RE: ESTATE OF
MADELYN BROWN ANDERSON,
Deceased.

The administration of the Estate of
Madelyn Brown Anderson, deceased,
whose date of death was January
15, 2022, is pending in the Circuit
Court for Polk County, Florida, Pro-
bate Division, the address of which
is P.O. Box 9000, Bartow, FL 33831.
The names and addresses of the per-
sonal representative and the personal
representative's attorney are set forth
below.

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

All other creditors of the Decedent

and other persons having claims or de-
mands against Decedent's estate must
file their claims with this court WITH-
IN 3 MONTHS AFTER THE DATE OF
THE FIRST PUBLICATION OF THIS
NOTICE.

ALL CLAIMS NOT FILED WITHIN
THE TIME PERIODS SET FORTH IN
SECTION 733.702 OF THE FLORIDA
PROBATE CODE WILL BE 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 May 13, 2022.

Personal Representative:

Debra Jelks

c/o: Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601

Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
May 13, 20, 2022 22-00718K

SECOND INSERTION

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

Case #: 2018CA003724000000
DIVISION: 15

COMPASS BANK
Plaintiff, vs.-
BIAGUI, LLC, a Florida Limited
Liability Company; SOLTERRA
RESORT HOMEOWNERS
ASSOCIATION, INC. and
UNKNOWN TENANT IN
POSSESSION
Defendant(s).

NOTICE IS HEREBY GIVEN pursu-
ant to order rescheduling foreclosure
sale or Final Judgment, entered in Civil
Case No. 2018CA003724000000 of
the Circuit Court of the 10th Judicial
Circuit in and for Polk County, Florida,
wherein COMPASS BANK, Plaintiff
and BIAGUI, LLC, a Florida Limited
Liability Company are defendant(s),
I, Clerk of Court, Stacy M. Butterfield,
will sell to the highest and best bidder
for cash at www.polk.realforeclose.com
at 10:00 A.M. on June 7, 2022, the fol-
lowing described property as set forth
in said Final Judgment, to-wit:

LOT 179, OAKMONT PHASE
1, ACCORDING TO THE PLAT
THEREOF, AS RECORDED
IN PLAT BOOK 148, PAGES 16
THROUGH 30, PUBLIC RE-

CORDS OF POLK COUNTY,
FLORIDA.

ANY PERSON CLAIMING AN IN-
TEREST IN THE SURPLUS FROM
THE SALE, IF ANY, OTHER THAN
THE PROPERTY OWNER AS OF
THE DATE OF THE LIS PENDENS
MUST FILE A CLAIM NO LATER
THAN THE DATE THAT THE
CLERK REPORTS THE FUNDS AS
UNCLAIMED.

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

Submitted By:
ATTORNEY FOR PLAINTIFF:
LOGS LEGAL GROUP LLP
2424 North Federal Highway,
Suite 360

Boca Raton, Florida 33431
(561) 998-6700
(561) 998-6707
21-325457 FC01 NCM
May 13, 20, 2022 22-00708K

SECOND INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
File No. 2022 CP 1622
Division Probate
IN RE: ESTATE OF
NANCY BROWN RIVELLO
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 Nancy
Brown Rivello, deceased, File Number
2022 CP, by the Circuit Court for Polk
County, Florida, Probate Division, the
address of which is 255 N. Broadway
Ave., Bartow, FL 33830; that the de-
cedent's date of death was March 23,
2022; that the total value of the estate
is \$21,900.00 and that the names and
addresses of those to whom it has been
assigned by such order are:

Name	Address
Andrew P. Rivello	5715 Gibson Shores Dr. Lakeland, FL 33809
Jade A. Brown	5940 Hilltop Lane E. Lakeland, FL 33809
Summer L. Brown	5715 Gibson Shores Dr. Lakeland, FL 33809

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 May 13, 2022.

Person Giving Notice:

Andrew P. Rivello

5715 Gibson Shores Dr.
Lakeland, Florida 33809
Attorney for Person Giving Notice
Patrick L. Smith, Attorney
Florida Bar Number: 27044
179 N. US HWY 27, Ste. F
Clermont, FL 34711
Telephone: (352) 204-0305
Fax: (352) 833-8329
E-Mail:
patrick@attorneypatricksmith.com
Secondary E-Mail:
becky@attorneypatricksmith.com
May 13, 20, 2022 22-00719K

SECOND INSERTION

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

CASE NO.: 2022-CA-000347
HERITAGE ENTERPRISES
FL, LLC,
Plaintiff, v.
ERNST ZWAHLEN; MARC A
REMZE; MARGARET LUDWIG;
NORA REMZE; KRESSINA
SANCHEZ; LEE REMZE; ZELMA
TORO; JOSE M. CANINO; CRUZ
M. QUINONES; and
ALICE A. PEREIRA,
Defendants.

To ERNST ZWAHLEN; MARC A.
REMZE; MARGARET LUDWIG;
NORA REMZE; LEE REMZE:
YOU ARE HEREBY NOTIFIED that
an action to Quiet Title to real property
described as:

INDIAN LAKE EST UNIT 4
SEC 8 31 30 PB 39 PG 30 BLK
168 LOT 10 More commonly
known as: 0 Allamanda Drive,
Indian Lake Estates FL 33855
AND/OR INDIAN LAKE ESTS
UNIT 5 SEC 7 31 30 PB 39 PG
31 BLK 199 LOT 12 More com-
monly known as: 3701 Allamanda
Drive, Lake Wales FL 33898
has been filed by Plaintiff, HERITAGE
ENTERPRISES FL, LLC, and you are

required to serve a copy of your written
defenses, if any, on Alisa Wilkes, Esq.,
13400 Sutton Park Dr. S., Suite 1204,
Jacksonville, FL 32224, (904)620-9545
on or before June 6, 2022 and file the
original with the Clerk of Court and
Plaintiff's attorney, otherwise a default
and judgment will be entered against
you for the relief demanded.

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

Witness my hand and the seal of this
court on this 29 day of April, 2022.

Stacy M. Butterfield
Clerk of the Circuit Court
(SEAL) By: Asuncion Nieves
Deputy Clerk

Alisa Wilkes, Esq.
Wilkes & Mee, PLLC
13400 Sutton Park Dr. S, Suite 1204
Jacksonville, FL 32224
May 13, 20, 27; June 3, 2022
22-00713K

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION

File No. 532022CP0012940000XX
IN RE: ESTATE OF
ELIZABETH LANIER LEON
a/k/a ELIZABETH LEON,
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 ELIZABETH
LANIER LEON, also known as ELIZA-
BETH LEON, deceased, File Number
2022-CP-001294; by the Circuit Court
for Polk County, Florida, Probate Di-
vision, the address of which is 255 N.
Broadway Ave., Bartow, FL 33830; that
the decedent's date of death was Febru-
ary 9, 2022; 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
Creditors:	NONE
Beneficiaries:	Address
	ROBERT MICHAEL LEON
	7829 Lewis Road
	Lakeland, FL 33810

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: May 13, 2022.

Person Giving Notice:
ROBERT MICHAEL LEON
Petitioner
7829 Lewis Road
Lakeland, FL 33810

Attorney for Person Giving Notice:
James P. Hines, Jr.
Attorney for Petitioner
Email: jhinesjr@hnh-law.com
Secondary Email:
mgreco@hnh-law.com
Florida Bar No. 061492
Hines Norman Hines, P.L.
315 S. Hyde Park Ave.
Tampa, FL 33606
Telephone: 813-251-8659
May 13, 20, 2022 22-00727K

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT, IN
AND FOR POLK COUNTY, FLORIDA
CASE NO. 2018CA001815000000
BANK OF AMERICA, N.A.;
Plaintiff, vs.
WILHELMENIA SIMMONS,
WILHELMENIA SIMMONS,
ET AL;
Defendants

NOTICE IS GIVEN that, in accordance
with the Order on Plaintiff's Emergency
Motion to Cancel and Reschedule Fore-
closure sale dated May 2, 2022, in the
above-styled cause, I

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA. CASE No. 2021CA-001850-0000-00 REVERSE MORTGAGE FUNDING LLC, Plaintiff, vs. UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF WALLACE M. PETERMAN AKA WALLACE MALCOLM PETERMAN, DECEASED, et al. Defendants. NOTICE IS HEREBY GIVEN pur-

suant to an Order or Final Judgment entered in Case No. 2021CA-001850-0000-00 of the Circuit Court of the 10TH Judicial Circuit in and for POLK County, Florida, wherein, REVERSE MORTGAGE FUNDING LLC, Plaintiff, and, UNKNOWN SPOUSE, HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF WALLACE M. PETERMAN AKA WALLACE MALCOLM PETERMAN, DECEASED, et al., are Defendants, Clerk of the Circuit Court, Stacy M. Butterfield, will sell to the highest bidder for cash at, WWW.POLK.REALFORECLOSE.COM, at the hour of 10:00 AM, on the 20th day of June, 2022, the fol-

lowing described property: LOT 4, BLOCK D, WOODLAND ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 39, PAGE 29, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or im-

mediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. DATED this 29th day of April, 2022. GREENSPOON MARDER LLP TRADE CENTRE SOUTH, SUITE 700 100 WEST CYPRESS CREEK ROAD FORT LAUDERDALE, FL 33309 Telephone: (954) 343 6273 Hearing Line: (888) 491-1120 Facsimile: (954) 343 6982 Email 1: Karissa.Chin-Duncan@gmlaw.com Email 2: gmforeclosure@gmlaw.com By: Karissa Chin-Duncan, Esq. Florida Bar No. 98472 Publish in: Business Observer 58341.0978 / AJBruhnn May 13, 20, 2022 22-00709K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR POLK COUNTY GENERAL JURISDICTION DIVISION CASE NO. 2019CA004397000000 GSMPs MORTGAGE LOAN TRUST 2006-RPI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-RPI, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, Plaintiff, vs. CHRISTOPHER D. COLEMAN A/K/A C. COLEMAN A/K/A CHRISTOPHER COLEMAN, et al., Defendants. NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered November 5, 2021 in Civil Case No. 2019CA004397000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein GSMPs MORTGAGE LOAN TRUST 2006-RPI, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-RPI, U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE is Plaintiff and CHRISTOPHER D. COLEMAN A/K/A C. COLEMAN A/K/A CHRISTOPHER COLEMAN, et al., are Defendants, the Clerk of Court, STACY BUTTERFIELD, CPA, will sell to the highest and best bidder for cash electronically at www.polk.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 3rd day of June, 2022 at 10:00

AM on the following described property as set forth in said Summary Final Judgment, to-wit: Lot 24, Kings Pond Phase One, according to that certain plat as recorded in Plat Book 87, Pages 44 and 45, Public Records of Polk County, Florida. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim before the clerk reports the surplus as unclaimed. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711. /s/ Robyn Katz Robyn Katz, Esq. McCalla Raymer Leibert Pierce, LLC Attorney for Plaintiff 110 SE 6th Street, Suite 2400 Fort Lauderdale, FL 33301 Phone: (407) 674-1850 Fax: (321) 248-0420 Email: MRService@mccalla.com Fla. Bar No.: 0146803 6950165 20-01056-2 May 13, 20, 2022 22-00710K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP001140 Division 14 IN RE: ESTATE OF MARK ANTHONY CHAPMAN, Deceased.

The administration of the estate of Mark Anthony Chapman, deceased, whose date of death was January 10, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOTWITHSTANDING THE TIME 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 May 13, 2022.

Personal Representative: Stevie Nicole Chapman 3148 Mount Isabel Ct San Jose, CA 95148

Attorney for Personal Representative: /s/ Justin Stivers Justin Stivers E-Mail Addresses: service@probatefirm.com katherine@probatefirm.com Florida Bar No. 109585 Stivers Law 110 Merrick Way, Suite 2C Coral Gables, FL 33134 Telephone: 305-456-3255 May 13, 20, 2022 22-00748K

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION Case Number: 22CP-1463 IN RE: ESTATE OF Bernese Milligan Callahan deceased.

The administration of the estate of Bernese Milligan Callahan, deceased, Case Number 22CP-1463, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Stacy M. Butterfield, Clerk of the Court, Post Office Box 9000, Drawer CC-4, Bartow, Florida 33830-9000. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 13, 2022.

Clay J. Callahan Personal Representative Address: 18325 Gulf Boulevard, Apt #201 Reddington Shores, FL 33708

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 May 13, 20, 2022 22-00751K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT FOR THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIRCUIT CIVIL DIVISION CASE NO.:

2022CA-000470-0000-LK PARTNERS FEDERAL CREDIT UNION Plaintiff(s), vs.

MICHAEL G. CLEMENTS; JACQUELINE WISCOVTICH A/K/A JACQUELINE WISCOVTICH RODRIGUEZ; THE UNKNOWN SPOUSE OF JACQUELINE WISCOVTICH A/K/A JACQUELINE WISCOVTICH RODRIGUEZ; POITRAS ESTATES HOMEOWNERS ASSOCIATION, INC. THE UNKNOWN TENANT IN POSSESSION, Defendant(s).

TO: MICHAEL G. CLEMENTS LAST KNOWN ADDRESS: 243 SAMUEL STREET DAVENPORT, FL 33897 CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that a civil action has been filed against you in the Circuit Court of Polk County, Florida, to foreclose certain real property described as follows:

LOT 14, POITRAS ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 129, PAGE 21, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property address: 243 Samuel Street, Davenport, FL 33897

You are required to file a written response with the Court and serve a

copy of your written defenses, if any, to it on Padgett Law Group, whose address is 6267 Old Water Oak Road, Suite 203, Tallahassee, FL 32312, at least thirty (30) days from the date of first publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint.

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

Default Date: June 8, 2022 DATED this the 2nd day of May, 2022.

Stacy M. Butterfield CLERK OF THE CIRCUIT COURT As Clerk of the Court (SEAL) BY: Asuncion Nieves Deputy Clerk

Plaintiff Atty: Padgett Law Group 6267 Old Water Oak Road, Suite 203 Tallahassee, FL 32312 attorney@padgettlawgroup.com Partners Federal Credit Union vs. Michael G. Clements TDP File No. 21-007873-1 May 13, 20, 2022 22-00712K

SECOND INSERTION

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL DIVISION Case #: 2022CA000053000000 DIVISION: 8

Carrington Mortgage Services, LLC Plaintiff, -vs.-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Mary Ann Pierce a/k/a Vicky S. Bonar f/k/a Victoria Ireland; Unknown Spouse of Dawn Doi Booker a/k/a Dawn Doi Martinez; Pamela Kae Fields a/k/a Pamela Kae Fields a/k/a Pamela K. Fields a/k/a Pamela Fields a/k/a Pamela Kay Fitzhugh; Thomas Earl Fields a/k/a Thomas Dutch Fields; Kelly Wayne Fields; Vicky Sari Williams a/k/a Vicky S. Bonar f/k/a Victoria Ireland; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Spouse of Dawn Doi Booker a/k/a Dawn Doi Martinez; Unknown Spouse of Pamela Kae Fields a/k/a Pamela Kae Fields a/k/a Pamela K. Fields a/k/a Pamela Fields a/k/a Pamela Kay Fitzhugh; Unknown Spouse of Thomas Earl Fields a/k/a Thomas Dutch Fields; Unknown Spouse of Kelly Wayne Fields; Unknown Spouse of Vicky Sari Williams a/k/a Vicky S. Bonar f/k/a Victoria Ireland; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Mary Ann Pierce a/k/a Mary Ann Pierce a/k/a Vicky S. Bonar f/k/a Victoria Ireland, and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); LAST KNOWN ADDRESS: UNKNOWN Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s);

and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris. YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Polk County, Florida, more particularly described as follows:

LOT 49, ROLLING HILLS, BEING THE NORTH 132 FEET OF THE SOUTH 1848 FEET OF THE EAST 330 FEET OF THE WEST 660 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 29 SOUTH, RANGE 28 EAST, POLK COUNTY, FLORIDA.

more commonly known as 4048 Rolling Hills Court West, Lake Wales, FL 33898.

This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431, within thirty (30) days after the first publication of this notice and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately there after; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

Default Date: June 9, 2022 WITNESS my hand and seal of this Court on the 3rd day of May, 2022.

Stacy M. Butterfield Circuit and County Courts By: /s/ Asuncion Nieves Deputy Clerk LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, 2424 North Federal Highway, Suite 360, Boca Raton, FL 33431 21-325556 FCO1 CGG May 13, 20, 2022 22-00735K

SECOND INSERTION

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

CASE NO. 2022CA000195000000 NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER, Plaintiff, vs.

VICTOR A. RODRIGUEZ CORTES, et al. Defendant(s), TO: VICTOR A. RODRIGUEZ CORTES, and UNKNOWN SPOUSE OF VICTOR A. RODRIGUEZ CORTES, whose residence is unknown and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.

YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property: LOT 11, BLOCK 1139, POINCIANA NEIGHBORHOOD 5, VILLAGE 7, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 53, PAGE 19 THROUGH 28, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Ra-

ton, Florida 33487 on or before June 9, 2022 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.

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

WITNESS my hand and the seal of this Court at County, Florida, this 3 day of May, 2022.

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

Robertson, Anschutz, Schneid, Crane & Partners, PLLC 6409 Congress Ave., Suite 100 Boca Raton, FL 33487 PRIMARY EMAIL: flmail@raslg.com 20-077431 May 13, 20, 2022 22-00714K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA. CASE NO.:

2022CA-000091-0000-00 JUDGE: CATHERINE L COMBEE BE A MAN BUY LAND, LLC, a Florida limited liability company Plaintiff, v.

JEVON JAMAL LAWSON JARVIS, UNKNOWN SPOUSE OF JEVON JAMAL LAWSON JARVIS, TAKIYAH SALIH AH TYRELL, UNKNOWN SPOUSE OF TAKIYAH SALIH AH TYRELL, AND UNKNOWN TENANT(S) IN POSSESSION, IF ANY, Defendants.

TO: JEVON JAMAL LAWSON JARVIS, UNKNOWN SPOUSE OF JEVON JAMAL LAWSON JARVIS, 256 NW Goldcoast Ave. Port Saint Lucie, FL 34983, and all parties having or claiming to have any right, title or interest in the property herein described and all parties claiming interests by, through, under or against JEVON JAMAL LAWSON JARVIS, UNKNOWN SPOUSE OF JEVON JAMAL LAWSON JARVIS.

YOU ARE NOTIFIED that an action for foreclosure of a mortgage has been filed against you on property located in Polk County, Florida, further identified as:

Parcel ID: 27-30-27-000000-024070 Tract No. 400: The East 165 feet of the West 2145 feet of the South 330 feet of the East 3/4 of the South 1/2 of Section 27, Township 30 South, Range 27 East. The North 30 feet thereof subject to an easement for road right-of-way, and Tract No. 401: The East 165 feet of the West 1980 feet of the South 330 feet of the East 3/4 of the South 1/2 of Section 27, Township 30 South, Range 27 East. The North 30 feet thereof subject to an easement for road right-of-way, and TOGETHER WITH all the im-

provements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property.

Parcel ID: 27-30-27-000000-024240 The East 165 feet of the South 330 feet of the East 3/4 of the South 1/2 of Section 27, Township 30 South, Range 27 East. The North 30 feet thereof subject to an easement for road right-of-way.

TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

You are required to serve a copy of your written defenses, if any, to it on RENE S. GRIFFITH, ESQUIRE, Plaintiff's attorney, whose address is 4260 SE Federal Highway, Stuart, Florida 34997, on or before June 13, 2022, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a Default will be entered against you for the relief demanded in the Complaint.

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

Dated this 6th day of May, 2022.

STACY M. BUTTERFIELD Clerk of Court (SEAL) By: Lori Armijo Deputy Clerk RENE S. GRIFFITH, ESQUIRE, Plaintiff's attorney, 4260 SE Federal Highway, Stuart, Florida 34997 May 13, 20, 2022 22-00749K

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SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No.: 22CP-1372
IN RE: ESTATE OF LOUIS A. MONTY, Deceased,
SSN: XXX-XX-3790
The administration of the estate of LOUIS A. MONTY, deceased, whose date of death was February 12, 2022, and whose Social Security Number is XXX-XX-3790, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: P.O. Box 9000, Drawer CC-4, Bartow, Florida 33831-9000. The 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 WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE

ON THEM.
All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this Court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIOD SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is the 13th day of May, 2022.
Signed on this 9th day of May, 2022.
Personal Representative:
Monica Monty
6252 Lunnwood Dr.
Lakeland, FL 33811
Attorney for Personal Representative:
Michael A. Johnson
Florida Bar #: 0474258
P.O. Box 1397
Lakeland, FL 33802-1397
Telephone: (863) 688-0741
Fax#: (863) 688-0472
Primary email:
majlaw@tampabay.rr.com
May 13, 20, 2022 22-00737K

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
CASE NO.:
2021CC-002777-0000-LK
CAX CYPRESS GREENS, LLC
d/b/a Cypress Greens,
Plaintiff, vs.
FIRST FEDERAL OF FLORIDA, Defendant.
Notice is hereby given that, pursuant to the Default Final Judgment for Lien Foreclosure entered in this cause, in the County Court of Polk County, Stacy M. Butterfield, Polk County Clerk of the Court, will sell the property situated in Polk County, Florida, described as:
1999 MERIT mobile home bearing vehicle identification numbers FLHMBT145543498A and FLHMBT145543498B., free and clear of all liens
at public sale, to the highest and best bidder, for cash, via the internet at www.polk.realforeclose.com at 10:00 A.M. on the 25th day of May 2022. Any person claiming an interest in the surplus from the sale, if any, other than the property owner, must file a claim within

60 days after the sale.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Respectfully submitted,
ATLAS LAW, PLLC
Ryan Vatalaro, Esq. -
Fla. Bar No. 125591
Eric W. Bossard, Esq. -
Fla. Bar No. 124614
Sean C. Cornell, Esq. -
Fla. Bar No. 1031016
3902 North Marguerite Street
Tampa, Florida 33603
813.241.8269
efiling@atlaslaw.com
Attorneys for Plaintiff
May 13, 20, 2022 22-00707K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
File No. 22 CP-0363
Division Probate
IN RE: ESTATE OF CURT E. CONRAD, SR.
The administration of the estate of Curt E. Conrad, SR., deceased, whose date of death was September 10, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address or which Post Officer Drawer 9000, Bartow, Florida 33831.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is May 13, 2022.
Personal Representative:
Larry Bassett
318 Boxwood Drive
Davenport, Florida 33837
Attorney for Personal Representative:
James L. Rouse
Email Addresses:
jamesrouse25@gmail.com
jamesrouse25@aol.com
Florida Bar No. 0104547
306 Cherokee Avenue
Haines City, Florida 33844
May 13, 20, 2022 22-00726K

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR POLK COUNTY
CIVIL DIVISION
Case No. 2021CA003684
Division CA
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT Plaintiff, vs.
R. MIGUEL E. TORRES-BRUNO A/K/A MIGUEL E. TORRES-BRUNO AND MARTHA PATRICIA GARCIA A/K/A MARTA PATRICIA GARCIA, UNKNOWN SPOUSE OF GUILLERMO CESAR BERTOLINA, et al. Defendants.
TO: UNKNOWN SPOUSE OF GUILLERMO CESAR BERTOLINA
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
7334 CAMINO DEL SOL
EL PASO, TX 79911
MARTHA PATRICIA GARCIA
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
1700 HOOKS ST UNIT 10307
CLERMONT, FL 34711
MIGUEL E TORRES BRUNO
CURRENT RESIDENCE UNKNOWN
LAST KNOWN ADDRESS
1700 HOOKS ST UNIT 10307
CLERMONT, FL 34711
You are notified that an action to foreclose a mortgage on the following property in Polk County, Florida:
LOT 107, GRAND RESERVE ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 116, PAGE 42 AND 43, PUBLIC RECORDS

OF POLK COUNTY, FLORIDA.
commonly known as 134 WOODPECKER CT, DAVENPORT, FL 33837 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Ryan Sutton of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before June 03, 2022, (or 30 days from the first date of publication, whichever is later) and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
Dated: April 26, 2022.
Stacy M. Butterfield
CLERK OF THE COURT
Honorable Stacy M. Butterfield
255 North Broadway
Bartow, Florida 33830-9000
(COURT SEAL) By: Tamika Joiner
Deputy Clerk
Ryan Sutton of
Kass Shuler, P.A.,
plaintiff's attorney,
P.O. Box 800,
Tampa, Florida 33601,
(813) 229-0900
327878/2013877/
May 13, 20, 2022 22-00750K

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO.
532021CA000535000000
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE, ON BEHALF OF THE HOLDERS OF THE ASSET BACKED SECURITIES CORPORATION HOME EQUITY LOAN TRUST, SERIES AMQ 2006-HE7 ASSET BACKED PASS-THROUGH CERTIFICATES, SERIES AMQ 2006-HE7, Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF RODNEY BEN HAMM, DECEASED, et al. Defendant(s).
TO: DAVID T. HAMM, 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 PROPERTY SITUATED IN THE COUNTY OF POLK, AND STATE OF FLORIDA, BEING DESCRIBED AS FOLLOWS:
LOT TWO (2) IN BLOCK SIX (6), TIER SEVEN (7), OF THE TOWNSITE HASKELL, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 1, AT PAGE 5, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS: 142924-283000-070620 SOURCE OF TITLE: BK 04996, PG 0261 (RECORDED 02/26/2002)
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 June 15, 2022 /(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and the seal of this Court at County, Florida, this 9th day of May, 2022.
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT (SEAL) BY: Lori Armijo
DEPUTY CLERK
Robertson, Anschutz, Schneid, Crane & Partners, PLLC
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
20-072128
May 13, 20, 2022 22-00734K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR POLK COUNTY FLORIDA
PROBATE DIVISION
File No. 2022CP0012870000XX
IN RE: ESTATE OF ELDEEN KING Deceased.
The administration of the estate of Eldeen King, deceased, whose date of death was December 26, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N Broadway Ave, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the decedent and other persons having claims or de-

mands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is May 13, 2022.
Personal Representative:
Stephanie King
245 Hoover Road
Yonkers, New York 10710
Attorney for Personal Representative:
Andrew Ponnock, Attorney
Florida Bar Number: 195420
10100 West Sample Road, 3rd Fl
Coral Springs, FL 33065
Telephone: (954) 340-4051
Fax: (954) 340-3411
E-Mail: andy@ponnocklaw.com
Secondary E-Mail:
eservice@ponnocklaw.com
May 13, 20, 2022 22-00728K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO: 2020CA002583000000
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE CERTIFICATE HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2003-NC10, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-NC10, Plaintiff, vs.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF GENEVA HOWARD A/K/A GENEVA ELIZABETH HOWARD; BETTY MATTHEWS; PHYLLIS WHITE; UNKNOWN TENANT #1; UNKNOWN TENANT #2; CYNTHIA HOWARD; GENEVA LOCKWOOD; MARY HOWARD; THOMAS REED, Defendants.
NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated May 06, 2022 entered in Civil Case No. 2020CA002583000000 of the Circuit Court of the 10th Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE ON BEHALF OF THE CERTIFICATE HOLDERS OF MORGAN STANLEY ABS CAPITAL I INC. TRUST 2003-NC10, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-NC10 is Plaintiff and THE ESTATE OF GENEVA HOWARD, BETTY MATTHEWS, PHYLLIS WHITE, CYNTHIA HOWARD, GENEVA LOCKWOOD, MARY HOWARD and THOMAS REED, et al, are Defendants. The Clerk, STACY M.

BUTTERFIELD, CPA, shall sell to the highest and best bidder for cash at Polk County's On-Line Public Auction website: https://polk.realforeclose.com, at 10:00 AM on June 10, 2022, in accordance with Chapter 45, Florida Statutes, the following described property located in POLK County, Florida, as set forth in said Final Judgment of Mortgage Foreclosure, to-wit:
LOT 6, IN BLOCK 5, OF GOODMAN AND WHIPPER'S ADDITION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 32, AT PAGE 18, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the Lis Pendens must file a claim before the clerk reports the surplus as unclaimed. The court, in its discretion, may enlarge the time of the sale. Notice of the changed time of sale shall be published as provided herein.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
FRENKEL LAMBERT WEISS
WEISMAN & GORDON, LLP
Attorney for Plaintiff
One East Broward Boulevard,
Suite 1111
Fort Lauderdale, FL 33301
Telephone: (954) 522-3233 |
Fax (954) 200 7770
04-093610-F00
May 13, 20, 2022 22-00752K

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 53-2022-CA-000964
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs.
THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PHILLIP W. RICHTER JR., DECEASED, et al. Defendant(s).
TO: THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF PHILLIP W. RICHTER JR., DECEASED, whose residence is unknown if he/she/they are living; and if he/she/they are dead, the unknown defendants who may be spouses, heirs, devisees, grantees, assignees, lienors, creditors, trustees, and all parties claiming an interest by, through, under or against the Defendants, who are not known to be dead or alive, and all parties having or claiming to have any right, title or interest in the property described in the mortgage being foreclosed herein.
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property:
TRACT 261, BLUE JORDAN FOREST, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 81, PAGES 38-41, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. TOGETHER WITH

THAT CERTAIN MOBILE HOME LOCATED THEREON, DESCRIBED AS A 1997 STONER WITH VIN NUMBERS FLFLT70A24865SK21 & FLFLT70B24865SK21, AND TITLE NUMBERS 72298837 & 72298838.
has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Ave., Suite 100, Boca Raton, Florida 33487 on or before 6-13-22/(30 days from Date of First Publication of this Notice) and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition filed herein.
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the Office of the Court Administrator, 255 N. Broadway Avenue, Bartow, Florida 33830, (863) 534-4686, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.
WITNESS my hand and the seal of this Court at County, Florida, this 6th day of May, 2022
Stacy M. Butterfield
CLERK OF THE CIRCUIT COURT (SEAL) BY: Lori Armijo
DEPUTY CLERK
ROBERTSON, ANSCHUTZ, AND SCHNEID, PL
ATTORNEY FOR PLAINTIFF
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
PRIMARY EMAIL: flmail@raslg.com
20-043020
May 13, 20, 2022 22-00736K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA
PROBATE DIVISION
FILE NO.: 2022CP0012750000XX
DIVISION: 14
IN RE: ESTATE OF PHALANDE CELESTIN, Deceased.
The administration of the Estate of Phalande Celestin, deceased, whose date of death was July 4, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.
All creditors of the Decedent and other persons having claims or demands against Decedent's estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.
All other creditors of the Decedent

and other persons having claims or demands against Decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.
ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 OF THE FLORIDA PROBATE CODE WILL BE FOREVER BARRED.
NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.
The date of first publication of this notice is May 13, 2022.
Personal Representative:
Jean Celestin
c/o: Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Attorney for Personal Representative:
Linda Muralt, Esquire
Florida Bar No.: 0031129
Bennett Jacobs & Adams, P.A.
Post Office Box 3300
Tampa, Florida 33601
Telephone: (813) 272-1400
Facsimile: (866) 844-4703
E-mail: LMuralt@bja-law.com
May 13, 20, 2022 22-00716K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT IN AND
FOR POLK COUNTY, FLORIDA
PROBATE DIVISION

CASE NO.:
53-2022-CP-001311-0000XX
IN RE: ESTATE OF
DONNA S. TRAXLER
a/k/a DONNA SUSAN TRAXLER
a/k/a DONNA TRAXLER,
Deceased.

The administration of the Estate of DONNA S. TRAXLER a/k/a DONNA SUSAN TRAXLER a/k/a DONNA TRAXLER, deceased, whose date of death was March 3, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is Post Office Box 9000, Drawer CC-4, Bartow, Florida 33831. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 13, 2022.

Steven Huber
701 Buckwood Drive
Orlando, Florida 32806-7024
Personal Representative
Craig S. Pearlman, Esquire
Florida Bar No. 245501
Killgore, Pearlman,
Semanic & Squires, P.A.
Post Office Box 1913
Orlando, Florida 32802-1913
Telephone: 407-425-1020
Email: cpearlman@kpsds.com
Secondary Email: nkohr@kpsds.com
Attorney for the
Personal Representative
May 13, 20, 2022 22-00738K

SECOND INSERTION

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

CASE NO.: 2021-CC-004531
WB HOMEOWNERS'
ASSOCIATION, INC.,
Plaintiff, vs.
MICHAEL MORALES
MALDONADO,
Defendants.

Notice is given that pursuant to the Final Judgment of Foreclosure dated March 28, 2022, in Case No.: 2021-CC-004531, of the County Court in and for Polk County, Florida, wherein WB HOMEOWNERS' ASSOCIATION, INC., is the Plaintiff and MICHAEL MORALES MALDONADO is the Defendant. The Clerk of Court will sell to the highest and best bidder for cash online at <https://www.polk.realforeclose.com> at 10:00 a.m., on May 23, 2022, the following described property set forth in the Final Judgment:

Lot 260, WILLOW BEND - PHASE 2, according to the plat as recorded in Plat Book 166, Pages 36 through 38, of the Public Records of Polk County, Florida.

Any Person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim within 60 days after the sale.

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

DATED: May 10, 2022
By: /s/ Jennifer L. Davis, Esquire
JENNIFER L. DAVIS, ESQUIRE
Florida Bar No.: 879681
ARIAS BOSINGER, PLLC
280 W. Canton Avenue, Suite 330
Winter Park, FL 32789
(407) 636-2549
May 13, 20, 2022 22-00747K

SECOND INSERTION

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

CASE NO. 2018CA002910000000
WILMINGTON SAVINGS
FUND SOCIETY, FSB, D/B/A
CHRISTIANA TRUST, NOT
INDIVIDUALLY BUT AS TRUSTEE
FOR PRETIUM MORTGAGE
ACQUISITION,
Plaintiff, vs.

TERRY O. MORRIS, et al.
Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 15, 2021, and entered in 2018CA002910000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT INDIVIDUALLY BUT AS TRUSTEE FOR PRETIUM MORTGAGE ACQUISITION TRUST is the Plaintiff and TERRY O. MORRIS and SUN RIDGE VILLAGE PROPERTY OWNERS ASSOCIATION, INC. are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 31, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 58, SUN RIDGE VILLAGE EAST, ACCORDING TO THE PLAT THEREOF, RECORDING PLAT BOOK 122, PAGE 41, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 6011 KALEY DR, WINTER HAVEN, FL 33880

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

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

Dated this 9 day of May, 2022.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
17-051239 - CaB
May 13, 20, 2022 22-00742K

SECOND INSERTION

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

CASE NO. 2021CA001573000000
LONGBRIDGE FINANCIAL, LLC,
Plaintiff, vs.

THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF JOSEPHINE
MONTIJO, DECEASED, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 04, 2022, and entered in 2021CA001573000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein LONGBRIDGE FINANCIAL, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JOSEPHINE MONTIJO, DECEASED; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CITY OF WINTER HAVEN, FLORIDA; and SERINA MONTIJO are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 03, 2022, the following described property as set forth in said Final Judgment, to wit:

LOTS 3 AND 4, AND THE WEST 20 FEET OF LOT 2, OF LAKE BUCKEYE ESTATES,

ACCORDING TO THEM MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 18, PAGE 19, PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 1714 BUCKEYE ROAD NE, WINTER HAVEN, FL 33881

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

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

Dated this 9 day of May, 2022.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
20-082660 - CaB
May 13, 20, 2022 22-00744K

SECOND INSERTION

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

CASE NO. 2018CA005076000000
METROPOLITAN LIFE
INSURANCE COMPANY,
Plaintiff, vs.
TONYA WOODS, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 01, 2022, and entered in 2018CA005076000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein METROPOLITAN LIFE INSURANCE COMPANY is the Plaintiff and TONYA WOODS F/K/A TONYA J. FAIR; STEVEN W. FAIR; GARDENS HOMEOWNERS ASSOCIATION, INC., ; FLORIDA HOUSING FINANCE CORPORATION ; and UNKNOWN SPOUSE OF TONYA WOODS F/K/A TONYA J. FAIR N/K/A RICHARD ERICKSON are the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 31, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 4, OF GARDENS PHASE ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 137, PAGES 23 AND 24, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 427 MAJESTIC GARDENS BLVD., WINTER HAVEN, FL 33880

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

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

Dated this 9 day of May, 2022.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
20-060845 - CaB
May 13, 20, 2022 22-00743K

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
POLK COUNTY, FLORIDA
PROBATE DIVISION

File No. 2022CP0016270000XX
Division PROBATE
IN RE: ESTATE OF
JAMES EMORY ROBERTS
Deceased.

The administration of the estate of James Emory Roberts, deceased, whose date of death was December 15, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is P.O. Box 9000, CC-4, Bartow, FL 33831. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is May 13, 2022.

Personal Representative:
William Harvey Roberts
102 W. Juliana Way
Auburndale, Florida 33823
Attorney for Personal Representative:
Albert Sticklely, III, Attorney
Florida Bar Number: 51605
737 S. Indiana Avenue, Suite A
Englewood, Florida 34223
Telephone: (941) 474-5506
Fax: (941) 474-5507
E-Mail: aj@stickleylaw.com
Secondary E-Mail:
info@stickleylaw.com
1851.001
May 13, 20, 2022 22-00729K

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE
TENTH JUDICIAL CIRCUIT IN AND
FOR POLK COUNTY, FLORIDA
CASE NO. 2018CA004705000000
U.S. BANK TRUST, N.A., AS
TRUSTEE FOR LSF11 MASTER
PARTICIPATION TRUST,
Plaintiff, vs.
LOUISE BRUNSON, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated May 6, 2022, and entered in 2018CA004705000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF11 MASTER PARTICIPATION TRUST is the Plaintiff and LOUISE BRUNSON A/K/A LOUISE E. BRUNSON is the Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on June 07, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT(S) 1, BLOCK A OF POINCIANA HEIGHTS AS RECORDED IN PLAT BOOK 46, PAGE 12, ET SEQ., OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. Property Address: 648 CARVER DR, LAKE WALES, FL 33853

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

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

Dated this 10 day of May, 2022.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
By: /s/Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
19-372247 - CaB
May 13, 20, 2022 22-00746K

SECOND INSERTION

NOTICE OF ACTION FOR
TERMINATION OF PARENTAL
RIGHTS AND ADOPTION
IN THE CIRCUIT OF THE TENTH
JUDICIAL CIRCUIT IN AND FOR
POLK COUNTY, FLORIDA
Case No. 2022DR-001138
Division: Family

SEC. 01
IN RE: THE MATTER
OF THE ADOPTION OF:
EDY JOSUE VASQUEZ
VASQUEZ, Eddy Alberto,
Petitioner,
VASQUEZ, Maria E.
Petitioner,
MARTINEZ, Amelia Sarahy,
Respondent.

TO: AMELIA SARAHY MARTINEZ
Last known address is LA ALDEA DE SAMBO CREEK, LA CEIBA, ATLAN-TIDA, HONDURAS

YOU ARE NOTIFIED that a Joint Petition for Adoption has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner, EDDY ALBERTO VASQUEZ. Whose address is 1170 PINECREST DRIVE BARTOW FLORIDA 33830 On or before MAY 16 2022, and file the original with the clerk of this Court at 255 N. BROADWAY AVE., BARTOW, FL 33830 Before service on Petitioner o immediately thereafter. If you fail to do so, a default

may be entered against you for the relief demanded in the petition.

The minor child is identified as follows:
Date of Birth
May 8, 2009
Place of Birth
Olanchito, Yoro, Honduras
Physical Description of Respondent:
Age: 39
Race: White
Hair Color: Brown
Approximate Height: 5'0"
Approximate Weight: 135 lbs.

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 addresses on record at the Clerk office.

Dated 04/08/2022
STACY M. BUTTERFIELD
CLERK OF THE CIRCUIT COURT
(SEAL) Shari Reed
{Deputy Clerk}
May 13, 20, 27; June 3, 2022
22-00725K

SECOND INSERTION

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

Case No. 53-2022-CA-001267
Wells Fargo Bank, N.A.
Plaintiff, vs.

The Unknown Heirs, Devisees,
Grantees, Assignees, Lienors,
Creditors, Trustees, and all other
parties claiming interest by, through,
under or against the Estate of Shirley
A. Salyer, Deceased; et al.
Defendants.

TO: The Unknown Heirs, Devisees,
Grantees, Assignees, Lienors, Creditors,
Trustees, and all other parties claiming
interest by, through, under or against
the Estate of Shirley A. Salyer, Deceased
Last Known Address: Unknown

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

LOT 10, BLOCK 19 OF THE TOWN OF DAVENPORT, FLORIDA, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 3, PAGE 58 AND 59 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

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

quire, 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 June 13, 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.

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

DATED on May 6th, 2022.
Stacy M. Butterfield
As Clerk of the Court
(SEAL) By Lori Armijo
As Deputy Clerk

Julie York, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
2001 NW 64th St, Suite 130
Ft. Lauderdale, FL 33309
Case No. 53-2022-CA-001267
File # 22-F00222
May 13, 20, 2022 22-00724K

SECOND INSERTION

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

CASE NO. 2021CA001986000000
THE BANK OF NEW YORK
MELLON TRUST COMPANY,
NATIONAL ASSOCIATION FKA
THE BANK OF NEW YORK
TRUST COMPANY, N.A. AS
SUCCESSOR TO JPMORGAN
CHASE BANK, N.A., AS TRUSTEE
FOR RESIDENTIAL ASSET
MORTGAGE PRODUCTS, INC.,
MORTGAGE ASSET-BACKED
PASS-THROUGH CERTIFICATES
SERIES 2006-RP2,
Plaintiff, vs.

THE UNKNOWN HEIRS,
BENEFICIARIES, DEVISEES,
GRANTEES, ASSIGNEES,
LIENORS, CREDITORS,
TRUSTEES AND ALL OTHERS
WHO MAY CLAIM AN INTEREST
IN THE ESTATE OF FLORA MAE
TAYLOR A/K/A FLORA TAYLOR
A/K/A FLORA M. TAYLOR,
DECEASED, et al.

Defendant(s).
NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 1, 2022, and entered in 2021CA001986000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION FKA THE BANK OF NEW YORK TRUST COMPANY, N.A. AS SUCCESSOR TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2006-RP2 is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FLORA MAE TAYLOR A/K/A FLORA TAYLOR A/K/A FLORA M. TAYLOR, DECEASED; CURTIS JEROME TAYLOR; and CITIMORTGAGE, INC. SUCCESSOR IN INTEREST TO CITIFINANCIAL MORTGAGE CO. INC. A/K/A CITIFINANCIAL MORTGAGE are the

Defendant(s). Stacy M. Butterfield as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 AM, on May 31, 2022, the following described property as set forth in said Final Judgment, to wit:

THE SOUTH 50 FEET OF THE EAST 125 FEET, LESS THE EAST 25 FEET FOR ROADWAY, OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 29 SOUTH, RANGE 23 EAST, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA

Property Address: 5451 LILLY RD, LAKELAND, FL 33811
Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim in accordance with Florida Statutes, Section 45.031.

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

Dated this 9 day of May, 2022.
ROBERTSON, ANSCHUTZ,
SCHNEID, CRANE
& PARTNERS, PLLC
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By: /s/Ashley Bruneus
Ashley Bruneus, Esquire
Florida Bar No. 1017216
Communication Email:
ashbruneus@raslg.com
20-084157 - CaB
May 13, 20, 2022 22-00745K