







## FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA  
**CASE NO.: 2021CA002523CAAXES**  
**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, SUCCESSOR INDENTURE TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS INDENTURE TRUSTEE ON BEHALF OF THE NOTEHOLDERS OF THE CWHEQ INC., CWHEQ REVOLVING HOME EQUITY LOAN TRUST, SERIES 2006-D,**  
 Plaintiff, VS.  
**IVAN VALENZUELA; UNKNOWN SPOUSE OF IVAN VALENZUELA**

**UNKNOWN TENANT #1; UNKNOWN TENANT #2**  
**Defendant(s).**  
 NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on June 2, 2022 in Civil Case No. 2021CA002523CAAXES, of the Circuit Court of the SIXTH Judicial Circuit in and for Pasco County, Florida, wherein, **THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, SUCCESSOR INDENTURE TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS INDENTURE TRUSTEE ON BEHALF OF THE NOTEHOLDERS OF THE CWHEQ INC., CWHEQ REVOLVING HOME EQUITY LOAN TRUST, SERIES**

2006-D is the Plaintiff, and **IVAN VALENZUELA; UNKNOWN SPOUSE OF IVAN VALENZUELA N/K/A ANGELA VALENZUELA; UNKNOWN TENANT #1 N/K/A JILLIANN AGUDELO** are Defendants.

The Clerk of the Court, Nikki Alvarez-Sowles, Esq. will sell to the highest bidder for cash at [www.pasco.realforeclose.com](http://www.pasco.realforeclose.com) on July 19, 2022 at 11:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:  
 CONDOMINIUM UNIT 2-104, THE BELMONT AT RYALS CHASE CONDOMINIUM, TOGETHER WITH AN UNDIVIDED INTEREST IN THE COMMON ELEMENTS, AC-

CORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORD BOOK 6561, PAGE 416, AS AMENDED FROM TIME TO TIME, OF THE PUBLIC RECORDS OF PASCO 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.

**IMPORTANT**  
**AMERICANS WITH DISABILITIES ACT:** If you are a person with a disability who needs an accommodation in order to participate in this proceeding, you are entitled, at no

cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; Phone: 727.847.8110 (voice) in New Port Richey, 352.521.4274, ext 8110 (voice) in Dade City, Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days. The court does not provide transportation and cannot accommodate such requests. Persons with disabilities needing transportation to court should contact their local

public transportation providers for information regarding transportation services.

Dated this 13 day of June, 2022.

**ALDRIDGE PITE, LLP**  
 Attorney for Plaintiff  
 5300 West Atlantic Avenue  
 Suite 303  
 Delray Beach, FL 33484  
 Telephone: 561-392-6391  
 Facsimile: 561-392-6965  
 By: Digitally signed by  
 Zachary Ullman  
 Date: 2022-06-13 13:12:34  
 FBN: 106751  
 Primary E-Mail:  
 ServiceMail@aldridgepite.com  
 1092-11415B  
 June 17, 24, 2022 22-01051P

# OFFICIAL **COURTHOUSE** WEBSITES:

**MANATEE COUNTY:** [manateeclerk.com](http://manateeclerk.com) | **SARASOTA COUNTY:** [sarasotaclerk.com](http://sarasotaclerk.com)

**CHARLOTTE COUNTY:** [charlotte.realforeclose.com](http://charlotte.realforeclose.com) | **LEE COUNTY:** [leeclerk.org](http://leeclerk.org)

**COLLIER COUNTY:** [collierclerk.com](http://collierclerk.com) | **HILLSBOROUGH COUNTY:** [hillsclerk.com](http://hillsclerk.com)

**PASCO COUNTY:** [pasco.realforeclose.com](http://pasco.realforeclose.com) | **PINELLAS COUNTY:** [pinellasclerk.org](http://pinellasclerk.org)

**POLK COUNTY:** [polkcountyclerk.net](http://polkcountyclerk.net) | **ORANGE COUNTY:** [myorangeclerk.com](http://myorangeclerk.com)

LV10186

Check out your notices on:

[www.floridapublicnotices.com](http://www.floridapublicnotices.com)

**Business  
Observer**

SUBSEQUENT INSERTIONS

SECOND INSERTION

NOTICE OF PUBLIC SALE
United of Pasco Self Storage, U-Stor Ridge Rd., and U-Stor Zephyrhills will be held on June 29th, 2022 at the times and locations listed below, to satisfy the self storage lien. Units contain general household goods. All sales are final. Management reserves the right to withdraw any unit from the sale or refuse any offer of bid. Payment by CASH ONLY, unless otherwise arranged.
U-Stor, (United Pasco) 11214 US Hwy 19 North Port Richey, FL 34668 at 10:00 AM

- B4 Kevin Hair
B7 Caprice Mitchell
B41 Debra Lambdin
B51 Vernon Lewis
B186 Robin Bogdan
B395 Carl W. Elam
R16 Don MacClachlan

Immediately Following at
U-Stor Ridge Rd. 7215 Ridge Rd. Port Richey, FL 34668
C229 Mackenzie Cardamone
C260 David Browne
C284 GabrielleCatalinaMartinez
C290 Ilea Crawford
F76 Robert Vuncannon
F88 Belinda Hans
F233 Scott Shaw
F318 Anita Cresoe-Sanford
Immediately Following at
U-Stor Zephyrhills 36654 SR 54 Zephyrhills, FL 33541
A51 Angelica Nason
I44 Juan Jose Rodriguez, Jr.
June 10, 17, 2022 22-01003P

FOURTH INSERTION

AMENDED NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CIVIL ACTION
Case No.: 51-2011-DR-2208-WS
TERESA HALL,
Petitioner/Formr Wife, and
MARK C. HALL,
Respondent/Formr Husband.
To: Mark C. Hall
Last Known Address: 1839 Lenawee Loop Apt 208, Port Richey, FL 34655
YOU ARE NOTIFIED that an action for Motion for Contempt, Enforcement as to Support and Motion for Money Judgment or Writ of Possession has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Petitioner, Teresa Hall, mailed to their attorney Erin C. Catey, Esq., Catey & Maguire Law, P.L.L.C., 8018 Old County Road 54, New Port Richey, Florida 34653, on or before 6-27-2022, and file the original with the clerk of this Court, at 7530 Little Road, New Port Richey, Florida, 34654, before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.
Copies of all court documents in this case, including orders, are available at the Clerk of the Circuit Court's office. You may review these documents upon request.
You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915.) Future papers in lawsuit will be mailed or e-mailed to the addresses on record at the clerk's office.
WARNING: Rule 12.285, Florida Family Law Rules of Procedure, requires certain automatic disclosure of documents and information. Failure to comply can result in sanctions, including dismissal or striking of pleadings.
Dated: MAY 24 2022
Nikki Alvarez-Sowles, Esq.
Clerk & Comptroller
CLERK OF THE CIRCUIT COURT
By: JR Sorrell
Deputy Clerk
May 27; June 3, 10, 17, 2022
22-00919P

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 LV10243

THIRD INSERTION

NOTICE OF SHERIFF'S SALE
Notice is hereby given that pursuant to a Writ of Execution issued in Hillsborough County Civil court, court of Hillsborough county, Florida on the 3rd day of January, 2022, in the cause wherein GROW FINANCIAL FEDERAL CREDIT UNION, was Plaintiff, and DILMA TAVARES DIAZ, was Defendant, being case number 21CC081683/M in said Court.

I, Chris Nocco, as Sheriff of Pasco county, Florida have levied upon all the right, title, and interest of the defendant, DILMA TAVARES DIAZ, in and to the following described property, to wit:
ONE GRAY 2018 HYUNDAI ELANTRA, VIN# 5NPD74LF5JH295363
I shall offer this property for sale "AS IS" on Thursday, June 28, 2022 at 10:00 AM, or as soon thereafter as possible, at Crockett's Towing, 13601 US 41, Spring Hill, Florida 34610 in the County of Pasco, State of Florida. I will offer for sale all of the Defendant's right, title, and interest in aforesaid property at public outcry and will sell the same, subject to all prior liens, encumbrances, and judgments, if any, to the highest and best bidder or bidders for CASH, the proceeds to be applied as far as may be to the payment of costs and the satisfaction of the above-described execution.

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

June 3, 10, 17, 24, 2022 22-00962P

SECOND INSERTION

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

CASE NO. 2022-CC-000220-ES
OAK GROVE P.U.D.
HOMEOWNERS ASSOCIATION, INC.

Plaintiff, vs.
ANDRE SPRINGER, UNKNOWN TENANT #1, UNKNOWN TENANT #2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.

Notice is hereby given that pursuant to the Final Judgment of Foreclosure in the above-captioned action, I will sell the property situated in Pasco County, Florida, described as:
Lot 26, of OAK GROVE, PHASE 2, according to the plat thereof as recorded in Plat Book 39, Pages 10-16, of the Public Records of Pasco County, Florida.
at public sale, to the high-

est and best bidder for cash, at www.pasco.realforeclose.com at 11:00 a.m., on the 12th day of July, 2022.

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

DATED this 8th day of June, 2022.
FRISCLIA & ROSS, P.A.
Brenton J. Ross, Esquire
Florida Bar #0012798
5550 W. Executive Drive, Suite 250
Tampa, Florida 33609
(813) 286-0888 /
(813) 286-0111 (FAX)
Attorneys for Plaintiff
June 10, 17, 2022 22-01009P

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.:
2022CA000023CAAXWS
VILLAGE CAPITAL & INVESTMENT, LLC
Plaintiff(s), vs.
KENNETH HAYES A/K/A KENNETH M. HAYES, IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF KENNETH HAYES A/K/A KENNETH M. HAYES, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS; THE UNKNOWN SPOUSE OF KENNETH HAYES A/K/A KENNETH M. HAYES; THE UNKNOWN TENANT IN POSSESSION, Defendant(s).

TO: KENNETH HAYES A/K/A KENNETH M. HAYES, IF LIVING, BUT IF DECEASED, THE UNKNOWN HEIRS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNS, CREDITORS, LIENORS, AND TRUSTEES OF KENNETH HAYES A/K/A KENNETH M. HAYES, DECEASED, AND ALL OTHER PERSONS CLAIMING BY, THROUGH, UNDER, AND AGAINST THE NAMED DEFENDANTS
LAST KNOWN ADDRESS: UNKNOWN
CURRENT ADDRESS: UNKNOWN

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

ALL THE CERTAIN LAND SITUATED IN COUNTY OF PASCO, STATE OF FLORIDA, VIZ: LOT 348, HOLIDAY LAKES WEST UNIT TWO, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 97

AND 98, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.
Property address: 2817 Narcissus Drive, Holiday, FL 34691

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 July 11, 2022 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.
DATED this 6th day of June, 2022.

Nikki Alvarez-Sowles, Esq.
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
By: Kelly Jeanne Symons
Deputy Clerk

Plaintiff Atty:
Padgett Law Group
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 21-007571-1
June 10, 17, 2022 22-00984P

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 27, 2022, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:30 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 25856, 4080 Mariner Blvd, Spring Hill, FL 34609, (352) 204-9059
Time: 09:30 AM
Sale to be held at www.storage-treasures.com.
0E026 - Goodwin, Teri; 0E053 - Bergeron, Dawn; 0E186 - Parker, Allison; 0E237 - miller, William

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059
Time: 09:45 AM
Sale to be held at www.storage-treasures.com.
1010 - Nieves, Johnathan; 1022 - levine, andrew; 1047 - Garren, Trisha; 1053 - Cruea, Danielle; 1054 - Tipton, Steve; 1055A - muniak, colby; 1067 - Pagan, Lissette; 1089 - rhodes, Tracy; 1107 - Stone, John; 1143 - Perez, Sara; 1146 - Palasky, John; 1156 - Morton, Joseph; 1171 - Williams-Cox, Renee; 2020 - Quinn, Scott; 2029 - Romanger, Joseph; 2052 - Brown Biyer, Ashlie; 2071 - Brandenburg, Tiffany; 2084 - Bunkoff, Joelle; 2099 - Stupp, Pamela; 2170 - Fueston, Gary; 2178 - Flack-Machuta, Marylynn; 2229 - Perez, Jeilyn; 3012 - Zange, Matthew; 3049 - Liss, Ashley; 3075 - grimes, faith; 3088 - Moore, Robert; 3098 - Dudley, Antonio; 3168 - Dukes, Christian; 3294 - Adams, Tiffany; 3298 - Gale, Marvin; 3310 - Sayers, Joshua; 3315 - Matthewson, Destiny

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429
Time: 10:00 AM
Sale to be held at www.storage-treasures.com.
D0003 - Brianas, Penelope; D0010 - Weller, Robert; E1136 - Class A Electric LLC Lembo, Mario; E1183 - Long, Christopher; E1232 - osorno, Jonathan; E2216 - Sharpe, Dennis; E2273 - Shihadeh, Michael David; E2282 - Miano, Gary

PUBLIC STORAGE # 25436, 6613 State Road 54, New Port Richey, FL 34653, (727) 493-0578
Time: 10:15 AM
Sale to be held at www.storage-treasures.com.
11019 - Smith, Rhiannon; 11020 - Komorowski, Stephanie; 11021 - Mountjoy, Elizabeth; 11051 - Jones, Tiffany; 11057 - West, Ivan; 11297 - Dionne, Laurie; 11300 - BYRD, DANIEL; 12090 - thompson, joseph; 12153 - Carrasquillo, Julio; 12161 - Hawkins, Christopher; 12275 - Purificato, Charles; 13014 - Cruz, Jose; 13034 - MEIER, STEPHANIE; 13110 - Garner, Troy; 13139 - Brawner, Charmaine; 13143 - Dickerman, Simon; 13210 - Mcclanahan, Alizea; 3087 - Worsham, Larry; 3178 - Maske, Alyssa; 3425 - Jensen, Ben; 3481 - Bradley, Al; 3508 - Williams, Jennifer; 3510 - MacDuffee, Richard; 4191 - Pople, Beverly; 4577 - Gibbs, Ashley; 4687 - Stillwagon, Emma; 4701 - White, Latiesha

PUBLIC STORAGE # 25808, 7139 Mitchell Blvd, New Port Richey, FL 34655, (727) 547-3392
Time: 10:30 AM
Sale to be held at www.storage-treasures.com.
1108 - Hamilton, Timothy; 2023 - Lockhart, Micheal; 2303 - Roberts, Jason

PUBLIC STORAGE # 26595, 2262 US Highway 19, Holiday, FL 34691, (727) 605-0911
Time: 10:45 AM
Sale to be held at www.storage-treasures.com.
002 - Mealy, Todd; 021 - Tzimas, Athanasios; 072 - Scott, Tommy; 091 - Backus, Rob; 175 - soltes, Stephen; 184 - Trubey, Rachel; 199 - Atkinson, Michael; 206 - Smith, Willie; 248 - Atkinson, Michael; 277 - Harris, Carole; 422 - cespedes, Leah; 436 - Taylor, Darius; 449 - chambers, Rebecca; 528 - Ford, Kim Eugene; 531 - Marsden, Ricky; 609 - Wormuth, Sharon

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on June 29, 2022, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 09:45 AM and continue until all units are sold. The lien sale is to be held at the online auction website, www.storage-treasures.com, where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

PUBLIC STORAGE # 27103, 11435 US Highway 19, Port Richey, FL 34668, (727) 478-2059
Time: 09:45 AM
Sale to be held at www.storage-treasures.com.
2256 - Meyers, Kyle

PUBLIC STORAGE # 25817, 6647 Embassy Blvd, Port Richey, FL 34668, (727) 491-5429
Time: 10:00 AM
Sale to be held at www.storage-treasures.com.
E2284 - stiles, Amanda

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

June 10, 17, 2022

22-00994P

SECOND INSERTION

NOTICE OF PUBLIC SALE
NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on June 28, 2022, for United Self Mini Storage - Tarpon at www.StorageTreasures.com bidding to begin on-line June 17, 2022, at 6:00am and ending June 28, 2022, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.
Name Unit
Joshua J Hughey 33
Kenneth Kruse 210
June 10, 17, 2022 22-01004P

SECOND INSERTION

NOTICE OF PUBLIC SALE
NOTICE IS HEREBY GIVEN pursuant to Chapter 10, commencing with 21700 of the Business Professionals Code, a sale will be held on June 28, 2022, for Castle Keep Mini Storage at www.StorageTreasures.com bidding to begin on-line June 17, 2022, at 6:00am and ending June 28, 2022, at 12:00pm to satisfy a lien for the follow unit (s). Unit (s) contain general household goods.
Name Unit
Jay Hunt B071
Steven Melvin E023
June 10, 17, 2022 22-01005P

Advertisement for 'SAVE TIME' legal notice service. Includes an image of a stopwatch and the text 'E-mail your Legal Notice legal@businessobserverfl.com'. Vertical text on the right reads 'LV10237'.

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 LV10249



SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES IN THE CIRCUIT COURT FOR THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CIVIL DIVISION Case No. 2020-CA-1832-W5

Division J3 ALL CREDIT CONSIDERED MORTGAGE, INC., Plaintiff, vs. PAMELA FELECIA MITCHELL, And LONG LAKE RANCH MASTER ASSOCIATION, INC.

Defendants. NOTICE IS HEREBY GIVEN, that the property described below will be sold pursuant to the Final Judgment of Foreclosure dated May 24, 2022, in the above-styled cause, in the manner provided by Section 45.031, Florida Statutes, and as follows:

- a. A description of the property being sold, to wit: LOT 32, BLOCK 17 OF LONG LAKE RANCH VILLAGE 6 PARCEL A. ACCORDING TO THE PLAT: thereof recorded in Plat Book 71, pages 78 through 81, of the Public Records of Pasco County, Florida. Parcel ID: 28 26 18 0070 01700 0320 b. Time and place of sale: August 17, 2022, to the highest bidder for cash, at the courthouse located at Robert D. Sumner Judicial Center, 38053 Live Oak Avenue, Dade City, Florida, by electronic sale beginning at 11:00 a.m. on the prescribed date at www.pasco.realforeclose.com. c. The sale will be made pursuant to the Final Judgment of Foreclosure entered on May 24, 2022. d. The caption of this action is: All Credit Considered Mortgage,

Inc. v. Pamela Felecia Mitchell and Long Lake Ranch Master Association, Inc., Pasco County Case No. 2020-CA-1832-W5. e. The name of the clerk making the sale: Nikki Alvarez-Sowles, Clerk of the Circuit Court. f. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim before the clerk reports the surplus as unclaimed.

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

Dated: June 1, 2022. s/ Eileen O'Malley Eileen O'Malley, Esq. Attorney for Plaintiff Fla. Bar 13816

Korshak & Associates, P.A. 950 S. Winter Park Dr., Suite 320 Casselberry, FL 32707 Tel.: (407) 855-3333 Fax: (407) 855-0455 Primary email: eomalley@korshaklaw.com Secondary email: shg@korshaklaw.com June 10, 17, 2022 22-00979P

SECOND INSERTION

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

CASE #: 2021CC002931CCAXWS Nationstar Mortgage LLC d/b/a Mr. Cooper

Plaintiff, -vs.- Robert W. Birkenhauer a/k/a Robert Birkenhauer; Unknown Spouse of Robert W. Birkenhauer a/k/a Robert Birkenhauer; Lisa Stout Bail Bonds Inc.; Palmetto Surety Corporation; Suncoast Credit Union f/k/a Suncoast Schools Federal Credit Union; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

Defendant(s). NOTICE IS HEREBY GIVEN pursuant to Order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2021CC002931CCAXWS of the Circuit Court of the 6th Judicial Circuit in and for Pasco County, Florida, wherein Nationstar Mortgage LLC d/b/a Mr. Cooper, Plaintiff and Robert W. Birkenhauer a/k/a Robert Birkenhauer are defendant(s), I, Clerk of Court, Nikki Alvarez-Sowles, Esq., will sell to the highest and best bidder for cash IN AN ONLINE SALE ACCESSED THROUGH THE CLERK'S WEBSITE AT WWW.PASCO.REALFORECLOSE.COM, AT 11:00 A.M. on June 27, 2022, the following described property as set forth in said Final Judgment, to-wit:

TRACT 271 OF THE UNRECORDED PLAT PARKWOOD ACRES SUBDIVISION, UNIT THREE, BEING FURTHER DESCRIBED AS FOLLOWS; COMMENCING AT THE NORTHEAST CORNER OF SECTION 36, TOWNSHIP 24 SOUTH, RANGE 16 EAST, PASCO COUNTY, FLORIDA; GO THENCE NORTH 89 DEG 17'04" WEST, ALONG THE

NORTH LINE OF SAID SECTION 36, A DISTANCE OF 600.0 FEET; THENCE SOUTH 00 DEG 58'50" WEST, A DISTANCE OF 50.0 FEET TO THE POINT OF BEGINNING; CONTINUE THENCE SOUTH 00 DEG 58'50" WEST A DISTANCE OF 100.0 FEET; THENCE NORTH 89 DEG 17'04" WEST, A DISTANCE OF 200.0 FEET; THENCE NORTH 00 DEG 58'50" EAST, A DISTANCE OF 100.0 FEET THENCE SOUTH 89 DEG 17'04" EAST, A DISTANCE OF 200.0 FEET TO THE POINT OF BEGINNING. LESS THE EAST 15' THEREOF FOR UTILITY EASEMENTS. TOGETHER WITH THAT CERTAIN MANUFACTURED HOME, YEAR: 1996, MAKE: JACOBSON/CLASSICAL, VIN#: JACFL16675A AND VIN#: JACFL16675B.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator; 14250 49th Street North, Clearwater, Florida 33762 (727) 453-7163 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification of the time before the scheduled appearance is less than 7 days. If you are hearing or voice impaired, call 711. 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 21-324890 F01 CXE June 10, 17, 2022 22-01010P

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT IN AND FOR PASCO COUNTY, FLORIDA CASE NO. 2022CA001209CAAXWS

WELLS FARGO BANK, N.A. Plaintiff, V. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF HANS WOLF A/K/A HANS J. WOLF, DECEASED, ETAL. Defendants.

TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF HANS WOLF A/K/A HANS J. WOLF, DECEASED Current Residence Unknown, but whose last known address was: 11331 STONEYBROOK PATH, PORT RICHEY, FL 34668-2068 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Pasco County, Florida, to-wit: LOT 437, BEAR CREEK SUBDIVISION UNIT FIVE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 25, PAGE 9, PUBLIC RECORDS OF PASCO COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before July 11, 2022 or within thirty (30)

days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at 38053 Live Oak Avenue, Dade City, FL 33523-3894, either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint petition.

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

WITNESS my hand and seal of the Court on this 7th day of June, 2022. Nikki Alvarez-Sowles, Esq. - AES Clerk of the Circuit Court By: Kelly Jeanne Symons Deputy Clerk

eXL Legal, PLLC Designated Email Address: efling@xllegal.com 12425 28th Street North, Suite 200 St. Petersburg, FL 33716 Telephone No. (727) 536-4911 Attorney for the Plaintiff 1000007718 June 10, 17, 2022 22-00975P

SECOND INSERTION

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

CASE NO: 22-CC-1243 RIVER RIDGE COUNTRY CLUB HOMEOWNERS' ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MARK R. HALAMA and ANY UNKNOWN OCCUPANTS IN POSSESSION, Defendants.

TO: MARK R. HALAMA YOU ARE NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff, RIVER RIDGE COUNTRY CLUB HOMEOWNERS' ASSOCIATION INC., herein in the following described property:

Lot 121, ROVER RIDGE COUNTRY CLUB, PHASE 1, UNIT 2-A, according to the map or plat thereof recorded in Plat Book 36, Pages 78-79, of the Public Records of Pasco County, Florida. With

the following street address: 7625 Weston Court, New Port Richey, Florida, 34654.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Daniel J. Greenberg, Esquire, of Cianfrone, Nikoloff, Grant & Greenberg, P.A., whose address is 1964 Bayshore Blvd., Dunedin, FL 34698, within thirty (30) days after the first publication July 1, 2022 of this Notice in the Business Observer 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.

WITNESS my hand and the seal of this Court on day of June 04, 2022. Nikki Alvarez-Sowles, Esquire Clerk and Comptroller

By: /s/ Deputy Clerk Cianfrone, Nikoloff, Grant & Greenberg, P.A. 1964 Bayshore Blvd., Suite A Dunedin, FL 34698 (727) 738-1100 June 10, 17, 2022 22-00973P

SECOND INSERTION

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

CASE NO.: 2022CA001067CAAXWS

BANK OF AMERICA, N.A., Plaintiff, VS. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER, OR AGAINST THE ESTATE OF CAROLE K. HARTOUGH, DECEASED; et al., Defendant(s).

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By, Through, Under, Or Against The Estate Of Carole K. Hartough, Deceased Last Known Residence: Unknown YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in PASCO County, Florida: UNIT NUMBER 111, BUILDING A, AS DESCRIBED IN THE DECLARATION OF CONDOMINIUM OF THE ORCHARDS OF RADCLIFFE, A CONDOMINIUM PHASE I, DATED DECEMBER 14, 1981 AND RECORDED IN OFFICIAL RECORDS BOOK 1164, PAGES 549-605 OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA TOGETHER WITH ALL APPURTENANCES THERETO DESCRIBED IN THE AFORESAID DECLARATION OF CONDOMINIUM AND ANY FUTURE AMENDMENTS RE-

CORDED THERETO. has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE I PITE, LLP, Plaintiff's attorney, at 1615 South Congress Avenue, Suite 200, Delray Beach, FL 33445, on or before June 11, 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 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 Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654; (727) 847-8110 (V) in New Port Richey; (352) 521-4274, ext 8110 (V) in Dade City, at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing impaired call 711. The court does not provide transportation and cannot accommodate for this service. Persons with disabilities needing transportation to court should contact their local public transportation providers for information regarding transportation services.

Dated on June 7, 2022. Nikki Alvarez-Sowles, Esq. Clerk & Comptroller As Clerk of the Court By: Kelly Jeanne Symons As Deputy Clerk

ALDRIDGE | PITE, LLP Plaintiff's attorney 1615 South Congress Avenue, Suite 200 Delray Beach, FL 33445 1092-11858B June 10, 17, 2022 22-00972P

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR PASCO COUNTY CIVIL DIVISION CASE No. 2022CA000923CAAXWS

NAVY FEDERAL CREDIT UNION Plaintiff, vs. TANNA A. HALFACRE, et al. Defendants. TO: UNKNOWN SPOUSE OF TANNA A. HALFACRE LAST KNOWN ADDRESS 11005 TAFT DR PORT RICHEY, FL 34668

You are notified that an action to foreclose a mortgage on the following property in Pasco County, Florida: LOT 154, BROWN ACRES UNIT FIVE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 77, OF THE PUBLIC RECORDS OF PASCO COUNTY, FLORIDA. commonly known as 11005 TAFT DR, PORT RICHEY, FL 34668 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jennifer M. Scott of Kass Shuler, P.A., plaintiff's attorney, whose address is P.O. Box 800, Tampa, Florida 33601, (813) 229-0900, on or before July 11, 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.

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

Dated: June 2, 2022. CLERK OF THE COURT Honorable Nikki Alvarez-Sowles, Esq. P.O. Drawer 338 New Port Richey, Florida 34656-0338

By: Kelly Jeanne Symons Kass Shuler, P.A. plaintiff's attorney P.O. Box 800 Tampa, Florida 33601 (813) 229-0900 110650/2218461/and June 10, 17, 2022 22-00978P

SECOND INSERTION

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

CASE NO. 2022-CC-00211-ES OAK GROVE P.U.D. HOMEOWNERS ASSOCIATION, INC. Plaintiff, vs. TRUONG HO, UNKNOWN TENANT #1, UNKNOWN TENANT #2, AND ALL OTHER PERSONS IN POSSESSION OF THE SUBJECT REAL PROPERTY WHOSE NAMES ARE UNCERTAIN, Defendants.

TO: Truong Ho 24904 Panacea Court Lutz, FL 33559 YOU ARE HEREBY NOTIFIED that an action to foreclose a homeowners assessments lien recorded on October 2, 2020, in Official Records Instrument#: 2020164777, in the Public Records of Pasco County, on the following property located in Pasco County, Florida.

ADDRESS: 24904 Panacea Court, Lutz, Florida 33559. LEGAL: Lot 54, of OAK GROVE PHASES 4B and 5B, according to the Plat thereof as recorded in Plat Book 50, Pages 98 through 103, of the Public Records of Pasco County, Florida. A Foreclosure Complaint has been filed

against you and you are required to serve a copy of your written defenses, if any, to it on Plaintiff's attorney, BRENTON J. ROSS, Esquire, 5550 W. Executive Drive, Suite 250, Tampa, Florida 33609 on or before July 1, 2022 and file the original with the Clerk of this Court either before service upon the 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 an accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Public Information Dept., Pasco County Government Center, 7530 Little Rd., New Port Richey, FL 34654, Phone: 727.847.8110 (voice) in New Port Richey; 352.521.4274, ext 8110 (voice) in Dade City Or 711 for the hearing impaired. Contact should be initiated at least seven days before the scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven days.

DATED this day of Jun 04, 2022 Brenton J. Ross, Esq. 5550 W. Executive Drive, Suite 250 Tampa, FL 33609 Truong Ho 24904 Panacea Court Lutz, FL 33559 June 10, 17, 2022 22-00976P

