

## POLK COUNTY LEGAL NOTICES

### FIRST INSERTION

#### NOTICE OF ADMINISTRATION (testate) IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA CASE 2022 CP 001883 IN RE ESTATE OF AGNES RUTH MORGAN, Deceased

The administration of the Estate of AGNES RUTH MORGAN, deceased, 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 file number for the estate is noted above. The Estate is testate and the date of the Decedent's Last Will and Testament is February 13, 2015.

The names and addresses of the personal representative and the personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021 applies with respect to the Personal Representative and any attorney employed by the Personal Representative.

Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. (Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will, venue or the jurisdiction of the court must be

filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on such persons or the date that is 40 days after the date of termination of any proceedings involving the construction, admission to probate, or validity of the will or involving any other matter affecting any part of the exempt property.

Unless an extension is granted pursuant to section 432.2135(2), Florida Statutes, an election to take an elective share must be filed on or before the earlier of the date that is 6 months after the date of service of a copy of the notice of administration on the surviving spouse, an attorney in fact, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death.

Under certain circumstances and by failing to contest the will, the recipient of this notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into the will.

#### KELSI LONG

**Personal Representative**  
ROBERT T. MAGILL, ESQUIRE  
Florida Bar #64371  
MAGILL LAW OFFICES  
Post Office Box 922  
Orlando, Florida 32802  
Telephone: (407) 614-4509  
Email: magillaw@hotmail.com  
Attorney for Personal Representative  
June 17, 24, 2022 22-00922K

### FIRST INSERTION

#### NOTICE OF SALE PURSUANT TO CHAPTER 45, FS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2021-CA-002208 DIVISION/SECTION: CIVIL - 04 VILLAGES AT BRIDGEWATER COMMUNITY ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff, vs. MICHAEL ANTHONY STOUTAMIRE, SR., ET AL.,

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment in favor of the Plaintiff dated the 24th day of May, 2022, entered in Case No.: 2021-CA-002208 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida, in which the Clerk of this Court will sell to the highest and best bidder for cash at www.polk.realforeclose.com, at 10:00 a.m. on the 11th day of August, 2022, the following described property as set forth in the Summary Final Judgment, to wit:

LOT 4, BLOCK A, VILLAGES AT BRIDGEWATER VILLAGE 4, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 159, PAGE(S) 33 THROUGH 35, INCLUSIVE, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

Property Address: 2313 Caspian Drive, Lakeland, FL 33805

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 with the Clerk no later than the date the Clerk reports the funds as unclaimed.

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

/s/ Lisa Acharekar  
Lisa Acharekar, Esq.  
Florida Bar No. 0734721  
Martell & Ozim, P.A.  
213 S. Dillard St., Suite 210  
Winter Garden, FL 34787  
(407) 377-0890  
Email:  
lacharekar@martellandozim.com  
Secondary Email:  
amanda@martellandozim.com  
Attorney for Plaintiff  
June 17, 24, 2022 22-00957K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-1259 Division Probate IN RE: ESTATE OF OTTOLINE H. MICHALISZYN a.k.a. OTTOLINE MICHALISZYN Deceased.

The administration of the Estate of Ottoline H. Michaliszyn a.k.a. Ottoline Michaliszyn, deceased, whose date of death was February 18, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the Decedent

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

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

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

The date of first publication of this notice is June 17, 2022.

#### Personal Representative: Joseph C. Tobin

639 Highlands Hammock Drive  
Kissimmee, Florida 34759  
Attorney for Personal Representative:  
Daniel S. Henderson  
E-mail Addresses:  
dan@hendersonsachs.com,  
michael@hendersonsachs.com  
Florida Bar No. 725021  
Henderson Sachs, PA  
8240 Exchange Drive Ste. C6  
Orlando, Florida 32809  
Telephone: (407) 850-2500  
June 17, 24, 2022 22-00919K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022-CP-001661 Division Probate IN RE: ESTATE OF MARK A GOEBEL Deceased.

The administration of the estate of Mark A Goebel, deceased, whose date of death was May 30, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Ave., Bartow, Florida 33830. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is June 17, 2022.

#### Personal Representative: Daniel A. Goebel

400 Crestview Terrace  
Brick, Florida 08723  
Attorney for Personal Representative:  
Andrew M. Berland  
E-mail Addresses:  
andrew@hendersonsachs.com,  
michael@hendersonsachs.com  
Florida Bar No. 84030  
Henderson Sachs, PA  
8240 Exchange Drive Ste. C6  
Orlando, Florida 32809  
Telephone: (407) 850-2500  
June 17, 24, 2022 22-00920K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP0013490000XX IN RE: ESTATE OF ILA MAE BERTT Deceased.

The administration of the estate of ILA MAE BERTT, Deceased, whose date of death was January 15, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, FL 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 53-2022-CP-001855-0000-XX Division 14 IN RE: ESTATE OF DARRYL LLOYD RILEY Deceased.

The administration of the estate of Darryl Lloyd Riley, deceased, whose date of death was May 2, 2022, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is PO 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 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 June 17, 2022.

#### Personal Representative: Geanieva K. Zinda

1322 North Lake Otis Drive  
Winter Haven, Florida 33880  
Attorney for Personal Representative:  
L. Caleb Wilson, Attorney  
Florida Bar Number: 73626  
Craig A. Mundy, P.A.  
4927 Southfork Drive  
Lakeland, Florida 33813  
Telephone: (863) 647-3778  
Fax: (863) 647-4580  
E-Mail: caleb@mundylaw.com  
June 17, 24, 2022 22-00943K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF POLK COUNTY, FLORIDA PROBATE DIVISION Case No.: 2022 CP 002018 IN RE: ESTATE OF LOIS BORGAL Deceased.

The administration of the estate of Lois Borgal, decedent, whose date of death was November 27, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division; the address of which is Clerk of Court, 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 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 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 June 17, 2022.

#### Personal Representative: JAMES BORGAL

4991 Clayton Road  
Kathleen, FL 33849  
Attorney for Personal Representative:  
/s/ Stephen W. Scenci, Esq.  
Stephen W. Scenci, Esq.  
Florida Bar No.: 0051802  
6991 N. State Road 7, Suite 201  
Parkland, FL 33073  
Email: sws@scencilaw.com  
June 17, 24, 2022 22-00944K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT IN AND FOR POLK COUNTY, FLORIDA CASE 2022 CP 001883 IN RE ESTATE OF AGNES RUTH MORGAN, Deceased

The administration of the Estate of AGNES RUTH MORGAN, deceased, whose date of death was February 18, 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. The fiduciary lawyer-client privilege in Section 90.5021 applies with respect to the Personal Representative and any attorney employed by the Personal Representative.

All creditors of the Decedent and other persons having claims or demands against Decedent's estate, including un-matured, contingent, or unliquidated claims, on whom a copy of this Notice is served must file their claims with this Court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER

THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS NOT 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.

Publication of this Notice first occurred on June 17, 2022

#### KELSI LONG

**Personal Representative**  
ROBERT T. MAGILL, ESQUIRE  
Florida Bar #64371  
MAGILL LAW OFFICES  
Post Office Box 922  
Orlando, Florida 32802  
Telephone: (407) 614-4509  
Email: robert@magill-law.com  
Attorney for Personal Representative  
June 17, 24, 2022 22-00923K

### FIRST INSERTION

#### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 2022CP0000690000XX Division Probate IN RE: ESTATE OF SETH ELVERSON KEENER, JR. Deceased.

The administration of the estate of Seth Elverson Keener, Jr., deceased, whose date of death was December 19, 2021, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is 255 N. Broadway Avenue, Bartow, Florida 33830. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or 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 June 17, 2022.

#### Personal Representative: Sarah Elizabeth Keener

828 S. Rome Avenue  
Tampa, Florida 33606  
Attorney for Personal Representative:  
Andrew W. Powell, Esquire, Attorney  
Florida Bar Number: 1011938  
Hill Ward Henderson  
101 E. Kennedy Boulevard,  
Suite 3700  
Tampa, FL 33602  
Telephone: (813) 222-3124  
Fax: (813) 221-2900  
E-Mail: andrew.powell@hwlaw.com  
Secondary E-Mail:  
probate.efile@hwlaw.com  
June 17, 24, 2022 22-00921K



# SAVE TIME

E-mail your Legal Notice  
[legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)

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

CALL 941-906-9386 and select the appropriate County name from the menu option or e-mail [legal@businessobserverfl.com](mailto:legal@businessobserverfl.com)





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, GRANTEE, ASSIGNEE, LIENORS CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF WILLIAM L. ANDERSON; CARMEL FINANCIAL CORP; WILLIAM S. RIDLEY; LINDA P. RIDLEY; UNKNOWN TENANT 1; UNKNOWN TENANT 2; Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order Resetting Sale entered on June 8, 2022 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, GRANTEE, ASSIGNEE, LIENORS CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF WILLIAM L. ANDERSON; CARMEL FINANCIAL CORP; WILLIAM S. RIDLEY; LINDA P. RIDLEY; UNKNOWN TENANT 1; UNKNOWN TENANT 2 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 August 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 290.76 FEET; THENCE NORTH 0 DEGREES 12 MINUTES 29 SECONDS WEST, 240.0 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 DE-

GREES 55 MINUTES EAST 100.0 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 29 SECONDS EAST, 240.0 FEET; THENCE NORTH 89 DEGREES 55 MINUTES WEST, 100.0 FEET; THENCE NORTH 0 DEGREES 12 MINUTES 29 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 14 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: 2022-06-14 10:51:26 FBN: 106751 Primary E-Mail: ServiceMail@aldridgepite.com 1113-1903B June 17, 24, 2022 22-00953K

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO: 2022CA000078000000 CIVIC REAL ESTATE HOLDINGS III, LLC, Plaintiff, vs.

GARCIA LAMAR PROPERTIES LLC; CITY OF WINTER HAVEN, FLORIDA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR 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, GRANTEE, OR OTHER CLAIMANTS; UNKNOWN TENANT #1; UNKNOWN TENANT #2, whose name is fictitious to account for parties in possession, Defendants.

NOTICE IS HEREBY GIVEN that pursuant to the Final Judgment of Mortgage Foreclosure entered on June 6, 2022 in Civil Case Number 2022CA000078000000 in the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida wherein CIVIC REAL ESTATE HOLDINGS III, LLC is the Plaintiff and GARCIA LAMAR PROPERTIES LLC; CITY OF WINTER HAVEN, FLORIDA; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UN-

KNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEE, OR OTHER CLAIMANTS; UNKNOWN TENANT #1; UNKNOWN TENANT #2 N/K/A CORY COPELAND are the Defendants, Stacy M. Butterfield, the Polk County Clerk of Courts & Country Comptroller, will sell to the highest and best bidder for cash online at the following website: www.polk.realforeclose.com beginning at 10:00 a.m. EST on July 21, 2022 in accordance with Chapter 45, Florida Statutes, the following described property in Polk County, Florida, as set forth in the Final Judgment of Mortgage Foreclosure, to wit:

THE SOUTH 1/2 OF THE WEST 100 FEET OF LOT 9, INMAN'S ALLOTMENT, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 2, PAGE 24, PUBLIC RECORDS OF POLK COUNTY, FLORIDA PROPERTY ADDRESS: 227 PALMETTO AVENUE NW, WINTER HAVEN, FLORIDA 33881 PARCEL IDENTIFICATION NUMBER: 26-28-20-559500-009060.

THE SALE WILL BE MADE PURSUANT TO THE FINAL JUDGMENT.

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

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAIN-

ING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

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: June 15, 2022 /s/ Ashland R. Medley, Esquire Ashland R. Medley, Esquire /FBN: 89578 ASHLAND MEDLEY LAW, PLLC 3111 North University Drive, Suite 718, Coral Springs, FL 33065 Telephone: (954) 947-1524/ Fax: (954) 358-4837 Designated E-Service Address: FLEservice@AshlandMedleyLaw.com Attorney for the Plaintiff June 17, 24, 2022 22-00954K

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. 53-2020-CA-003241 DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2000-4, MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2000-4, Plaintiff, vs. W. DENNIS MADDOX A/K/A WALLACE MADDOX A/K/A WALLACE D. MADDOX A/K/A WALLACE DENNIS MADDOX A/K/A W. D. MADDOX, et al. Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 08, 2021, and entered in 53-2020-CA-003241 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS F/K/A BANKERS TRUST COMPANY, AS TRUSTEE FOR SAXON ASSET SECURITIES TRUST 2000-4, MORTGAGE LOAN ASSET BACKED CERTIFICATES, SERIES 2000-4 is the Plaintiff and W. DENNIS MADDOX A/K/A WALLACE MADDOX A/K/A WALLACE D.

MADDOX A/K/A WALLACE DENNIS MADDOX A/K/A W. D. MADDOX; KENDRA MADDOX A/K/A KENDRA L. MADDOX A/K/A KENDRALYNN MADDOX A/K/A KENDRA LYNN MADDOX-WEAVER; STATE OF FLORIDA, DEPARTMENT OF REVENUE; CLERK OF THE COURT OF POLK COUNTY, FLORIDA; HERTZ ENTERPRISE 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 July 22, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 11 OF UNRECORDED PLAT DESCRIBED AS: THE EAST 165 FEET OF THE WEST 1155 FEET OF THE SOUTH 660 FEET OF THE SE 1/4 OF THE SW 1/4 OF SECTION 12, TOWNSHIP 27 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA, LYING SOUTH AND WEST OF THE STATE ROAD S-17. TOGETHER WITH 1993 EAGLE TRIPLE WIDE MOBILE HOME BEARING VIN #S GAFLN54A72866ET, GAFLN54B72866ET AND GAFLN54C72866ET Property Address: 1153 LAKE LOWERY RD, 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 in accordance with Florida Statutes, Section 45.031.

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

Dated this 14 day of June, 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: \Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 20-016345 - CaB June 17, 24, 2022 22-00941K

FIRST INSERTION

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

Case No.: 2019-CA-000901 AMERICAN MOMENTUM BANK, Plaintiff, v. LAPORTE INVESTMENT HOLDINGS, INC. d/b/a SIGN EFFEX, WAYNE M. LAPORTE, KIMBERLY K. LAPORTE, DEPARTMENT OF TREASURY - INTERNAL REVENUE SERVICE, STATE OF FLORIDA, DEPARTMENT OF REVENUE, OREN K. DOWDY, STONEGATE OF PASCO HOMEOWNERS' ASSOCIATION, INC., and UNKNOWN TENANT(S) IN POSSESSION, Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Partial Summary Final Judgment of Foreclosure (Count V) (the "Final Judgment"), dated April 21, 2022, and entered in Case No. 2019-CA-000901 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida wherein AMERICAN MOMENTUM BANK is Plaintiff and LAPORTE INVESTMENT HOLDINGS, INC. d/b/a SIGN EFFEX, WAYNE M. LAPORTE, KIMBERLY K. LAPORTE, DEPARTMENT OF TREASURY-INTERNAL REVENUE SERVICE, STATE OF FLORIDA-DEPARTMENT OF REVENUE, OREN K. DOWDY, and STONEGATE OF PASCO HOMEOWNERS' ASSOCIATION, INC. are Defendants, the Clerk of the Circuit Court, Polk County, Florida, Stacy M. Butterfield, CPA, will sell to the highest and best bidder for cash at www.polk.

realforeclose.com, the Clerk's website for online auctions, at 10:00 AM on the 20th day of July 2022, the following described property as set forth in said Final Judgment to wit:

Lot 18, Block 3, STONEGATE PHASE 1, as per plat thereof, recorded in Plat Book 56, Page 41, of the Public Records of Pasco County, Florida. Property address: 3135 Marble Crest Drive, Land o' Lakes, Florida 34638 Parcel ID No.: 23-26-18-0080-00300-0180

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.

Attorney for Plaintiff: Casey R. Lennox Lennox Law, P.A. P.O. Box 20505 Tampa, FL 33622 Phone: (813) 831-3800 Fax: (813) 749-9456 E-mail: clennox@lennoxlaw.com June 17, 24, 2022 22-00956K

FIRST INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2022-1011-CP IN RE: ESTATE OF WILLIAM H. ROBERTS, JR. a/k/a WILLIAM ROBERTS Deceased.

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

The administration of the estate of William H. Roberts, Jr., a/k/a William Roberts, deceased, Case Number: 2022-1011-CP, is pending in the Circuit Court for Polk County, Florida, Probate Division, the address of which is: 255 North Broadway Avenue, Bartow, Florida 33830. The name of the personal representative and the name and address of the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is served within three months after the date of the first pub-

lication of this notice must file claims with this Court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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

ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED.

The date of the first publication of this Notice is: June 17, 2022.

Personal Representative: William H. Roberts, III Post Office Box 5325 Ocala, Florida 34478

Attorney for Personal Representative By: Daniel Hicks, Esquire 421 South Pine Avenue Ocala, Florida 34471 (352) 351-3353 FL Bar No.: 0145139 weclose2@danielhickspa.com June 17, 24, 2022 22-00945K



**My local county commission wants to begin running its zoning ordinance hearing notices (and others allowed under the bill) on a newspaper website only. What must they do?**

Florida House Bill 35 says that regardless of the internet-only The "governing body," in this case the commission members, must decide by majority vote that such publication is in the "public interest," and that residents have sufficient access to broadband service or through other means such that "public access is not unreasonably restricted."

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OFFICIAL COURT HOUSE WEBSITES:

- MANATEE COUNTY:**  
manateeclerk.com
- SARASOTA COUNTY:**  
sarasotaclerk.com
- CHARLOTTE COUNTY:**  
charlotte.realforeclose.com
- LEE COUNTY:**  
leeclerk.org
- COLLIER COUNTY:**  
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**Business Observer**





SECOND INSERTION

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

CASE NO.: 53-2019-CA-004811 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2018-NRI MORTGAGE-BACKED NOTES, SERIES 2018-NRI, Plaintiff, vs. NAOMI B. BOATFIELD AKA NAOMI BOATFIELD, et al, Defendant(s).

NOTICE IS HEREBY GIVEN Pursuant to a Final Judgment of Foreclosure dated March 2, 2022, and entered in Case No. 53-2019-CA-004811 of the Circuit Court of the Tenth Judicial Circuit in and for Polk County, Florida in which U.S. Bank National Association, not in its individual capacity but solely as Trustee for the CIM TRUST 2018-NRI Mortgage-Backed Notes, Series 2018-NRI, is the Plaintiff and Naomi B. Boatfield aka Naomi Boatfield, Robert K. Boatfield aka Robert Boatfield, are defendants, the Polk County Clerk of the Circuit Court will sell to the highest and best bidder for cash in/on online at online at www.polk.realforeclose.com, Polk County, Florida at 10:00am EST on the June 30, 2022 the following described property as set forth in said Final Judgment of Foreclosure:

COMMENCE AT THE SOUTHWEST CORNER OF LOT 91 OF WINONA PARK REALTY AND FRUIT COMPANY SUBDIVISION, A SUBDIVISION RECORDED IN PLAT BOOK 1, PAGE 62, PUBLIC RECORDS OF POLK COUNTY, FLORIDA, LYING IN SECTION

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. 2020CA000153000000 LAKEVIEW LOAN SERVICING, LLC, Plaintiff, vs. SHERRICK LYNELL FORRESTER A/K/A SHERRICK FORRESTER A/K/A SHERRICK L. FORRESTER, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 6, 2022 in Civil Case No. 2020CA000153000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Bartow, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and SHERRICK LYNELL FORRESTER A/K/A SHERRICK FORRESTER A/K/A SHERRICK L. FORRESTER, 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 5TH day of July, 2022 at 10:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 21, SOLIS GARDENS, according to the Plat or Map thereof, as recorded in Plat Book 163, pages 17, 18, 19 and 20, Public Records of Polk County, FL 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 6974716 20-01046-2 June 10, 17, 2022 22-00892K

SAVE TIME logo with a clock icon and text: 'E-mail your Legal Notice legal@businessobserverfl.com' with phone number 407-110175.

SECOND INSERTION

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

CASE NO. 2017CA001367000000 U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT, Plaintiff, vs.

HANIF ABDUL; SOOZANA ABDUL; DYNASTY BUILDING SOLUTIONS, LLC; UNKNOWN TENANT NO. 1; UNKNOWN PART 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated May 10, 2019 and an Order Resetting Sale dated May 25, 2022 and entered in Case No. 2017CA001367000000 of the Circuit Court in and for Polk County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is Plaintiff and HANIF ABDUL; SOOZANA ABDUL; DYNASTY BUILDING SOLUTIONS, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, STACY M. BUTTERFIELD, Clerk of the Circuit Court, will sell to the highest and best bidder for cash online at www.polk.

SECOND 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. 2018CA002808000000 DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-1, ASSET-BACKED CERTIFICATES, SERIES 2006-1, Plaintiff, vs.

JUAN M. CASTILLO, et al. Defendant(s). NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 02, 2019, and entered in 2018CA002808000000 of the Circuit Court of the TENTH Judicial Circuit in and for Polk County, Florida, wherein DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR SOUNDVIEW HOME LOAN TRUST 2006-1, ASSET-BACKED CERTIFICATES, SERIES 2006-1 is the Plaintiff and JUAN M. CASTILLO; UNKNOWN SPOUSE OF JUAN M. CASTILLO N/K/A ROSA CASTILLO; ASSOCIATION OF POINCIANA VILLAGES, INC.; POINCIANA VILLAGE THREE 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 June 24, 2022, the following described property as set forth in said Final Judgment, to wit:

LOT 9, BLOCK 65, VILLAGE 3, NEIGHBORHOOD 1, CYPRESS POINT-2, POINCIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 59, PAGE 45 THROUGH 47, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA Property Address: 710 DIVOT LANE, POINCIANA, FL 34759-4110 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 31 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/Danielle Salem Danielle Salem, Esquire Florida Bar No. 0058248 Communication Email: dsalem@raslg.com 17-078283 - EuE June 10, 17, 2022 22-00883K

SECOND INSERTION

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

CASE NO. 2021-CA-003380 ALDEA RESERVE HOME OWNERS ASSOCIATION, INC., a Florida not for profit organization, Plaintiff, vs.

LUIS A. LOPEZ; UNKNOWN SPOUSE OF LUIS A. LOPEZ; GIL KREITER AND BLOOMING ROAD JUDGEMENT RECOVERY; BRIDGECREST ACCEPTANCE CORPORATION; STATE OF FLORIDA; UNKNOWN TENANT ONE; and UNKNOWN TENANT TWO, Defendants. Notice is hereby given that pursuant to a Final Judgment of Foreclosure dated May 27, 2022 and entered herein, the property situated in Polk County, Florida, to wit: Lot 33, 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 253 Granada Boulevard, 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 12th day of July, 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. Submitted by: Anthony T. Paris, III, Esquire Florida Bar No. 127186 Saydah Law Firm 2572 West S.R. 426, Suite 3024 Oviedo, Florida 32765 Attorney for Plaintiff Phone: 407-956-1080 Fax: 407-956-1081 (00145132.1) June 10, 17, 2022 22-00898K

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-001056 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. PAUL E. BRACKINS A/K/A PAUL BRACKINS, et al. Defendant(s),

TO: PAUL E. BRACKINS A/K/A PAUL BRACKINS and UNKNOWN SPOUSE OF PAUL E. BRACKINS A/K/A PAUL BRACKINS, 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 235, IN AUTUMWOOD GROVE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 141, PAGE 28, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on counsel for Plaintiff, whose address is 6409 Congress Avenue, Suite 100, Boca Raton, Florida 33487 on or before July 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 2nd day of June, 2022. Stacy M. Butterfield As Clerk of the Court By /s/ Asuncion Nieves As Deputy Clerk

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 22-014384 June 10, 17, 2022 22-00886K

SECOND INSERTION

NOTICE OF SALE Affordable Self Storage of Bartow 1515 Centennial Blvd. Bartow, FL 33830 (863)533-5597

Personal property consisting of sofas, TV's, clothes, boxes, household goods and other personal property used in home, office or garage will be sold or otherwise disposed of at public sales on the dates & times indicated below to satisfy Owners Lien for rent & fees due in accordance with Florida Statutes: Self-Storage Act, Sections 83.806 & 83.807. All items or spaces may not be available for sale. Credit cards only for all purchases & tax resale certificates required, if applicable. D41 B. Sawyer E20 T. Clayton F29 C. Forbes H14 R. Gill J27 L. Russ Units will be listed on www.storageauctions.com Auction ends on June 27,2022 @11:00 AM or after June 10, 17, 2022 22-00903K

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2020-CA-000538 FREEDOM MORTGAGE CORPORATION, Plaintiff, v.

UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF JULIA M. FIGUEROA A/K/A JULIA M. FIGUEROA-GALLARDO; et. al. Defendants. To the following Defendant(s): JUAN SALVADOR FIGUEROA-GALLARDO (Last Known Address: 1 Res Jard Guamani, Apt. 90, Guayama, PR 00784)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property: LOT 38, ENCLAVE AT IMPERIAL LAKES, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 134, PAGE 32, OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA. PROPERTY ADDRESS: 2115 SEMINOLE STREET, KISSIMMEE, FL 34744 has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti Berger LLP, Attorney for Plaintiff, 1031 North Miami Beach Boulevard, North Miami Beach, FL 33162 June 10, 17, 2022 22-00884K

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. 2022CA000950000000 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 Rachael Patricia Strickland a/k/a Rachel P. Strickland, Deceased; et al Defendants.

TO: Kevin Scott Strickland Last Known Address: 415 N. Donahue Apt. 7A Auburn, AL 36832 YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following property in Polk County, Florida: LOT 1, RESUBDIVISION OF LOT 46, BLOCK 2, COUNTRY CLUB ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED ON PLAT BOOK 10, PAGE 31 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 June 27, 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 20 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. 2022CA000950000000 File # 22-F00183 June 10, 17, 2022 22-00885K

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).

TIC 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.

SECOND INSERTION

NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2022CA000199000000 BANKUNITED N.A., Plaintiff, v. CHARLES BRYANT A/K/A CHARLES F. BRYANT, ET AL., Defendant(s).

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

SECOND 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. 532021CC003149000000 AUTUMNWOOD GROVE COMMUNITY ASSOCIATION, INC., a Florida non-profit Corporation, Plaintiff, vs. PAUL E BRACKINS, et al, Defendant(s).

A/K/A: 4042 WINDING VINE DRIVE, LAKELAND, FL 33812. 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.

SECOND INSERTION

NOTICE OF SALE IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT, IN AND FOR POLK COUNTY, FLORIDA CASE NO.: 2020CA002608000000 WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS TRUSTEE OF GCAT 2019-RPLI TRUST, Plaintiff, vs. GEORGE SCHENA; MARIE M. JOSEPH; ET AL. Defendants.

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22 CP 0088 Division Tenth Circuit IN RE: ESTATE OF HENRY DOUGLAS HARFORD JR. a/k/a H. DOUGLAS HARFORD a/k/a HENRY D. HARFORD Deceased.

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.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 532022CP0016660000XX IN RE: ESTATE OF ANNABELLE PHELPS WEEKLEY Deceased.

file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE 10TH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 53-2022-CP-001399-0000XX IN RE: ESTATE OF DEBORAH L. ZAHNER, Deceased.

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.

SECOND INSERTION

NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR POLK COUNTY, FLORIDA PROBATE DIVISION File No. 22-CP-1113 Division PROBATE IN RE: ESTATE OF ALBERT J. BROWN, JR. Deceased.

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

SECOND INSERTION

NOTICE TO CREDITORS IN THE 10th CIRCUIT COURT FOR POLK COUNTY, FL Case # 2022-CP-001505 IN RE: ESTATE OF LEITH M. DANIEL Deceased.

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.

SECOND INSERTION

NOTICE OF ACTION IN THE CIRCUIT COURT OF THE TENTH JUDICIAL CIRCUIT IN AND FOR POLK COUNTY, FLORIDA CIVIL ACTION CASE NO.: 53-2020-CA-000806 U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. COURTNEY CASSIE A/K/A COURTNEY LLOYD CASSIE A/K/A COURTNEY L. CASSIE, et al, Defendant(s).

Lakeland, FL 33810 UNKNOWN PARTY#2 Last Known Address: 7810 Country Chase Ave Lakeland, FL 33810 Current Address: 7810 Country Chase Ave Lakeland, FL 33810

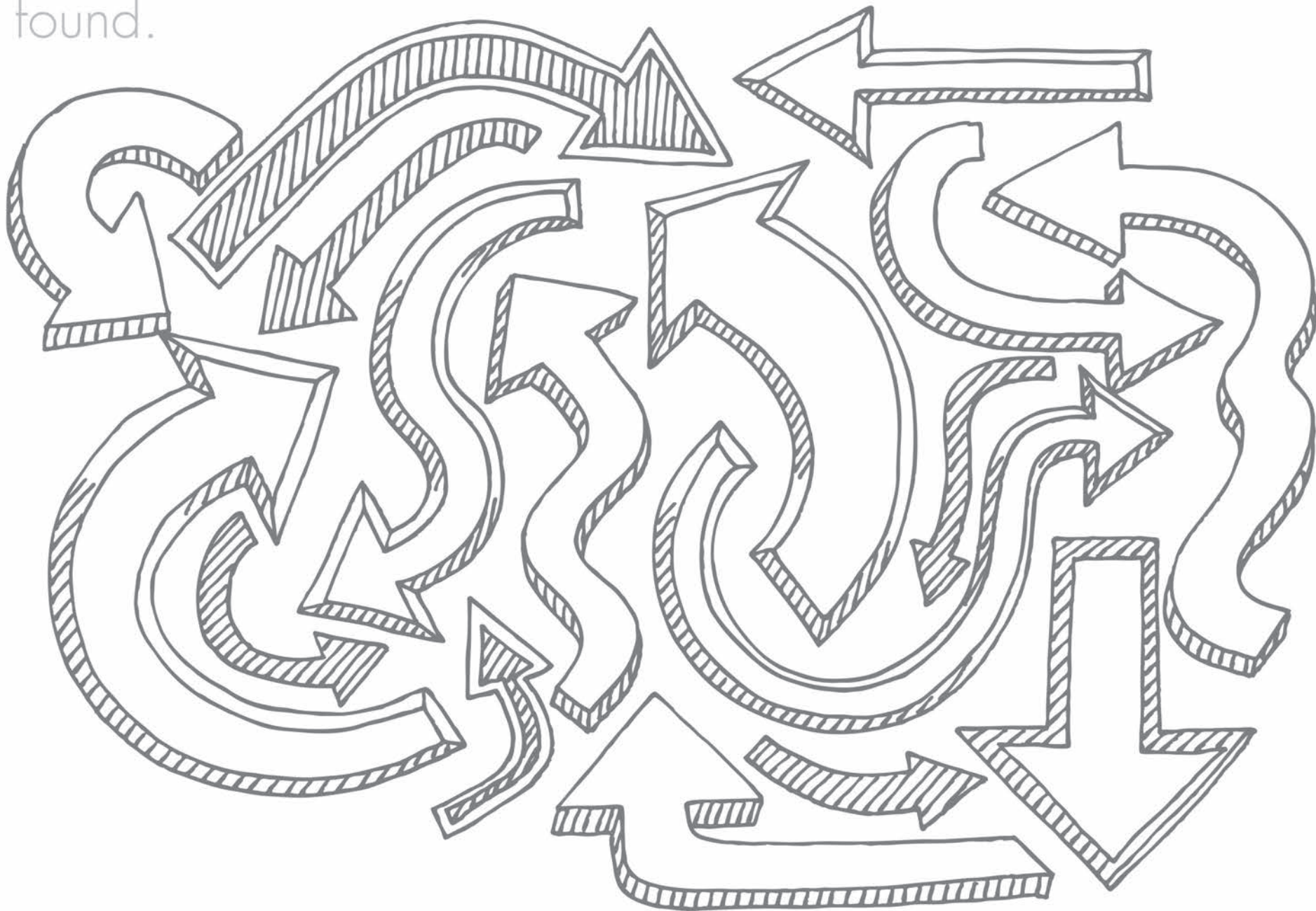
has been filed against you and you are required to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623, otherwise, a default will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

istrator, 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.

SAVE TIME E-mail your Legal Notice legal@businessobserverfl.com Sarasota / Manatee counties Hillsborough County Pasco County Pinellas County Polk County Lee County Collier County Charlotte County Wednesday 2PM Deadline • Friday Publication Business Observer

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**2 OUT OF 3**

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